QUITCLAIM DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0 00

Nina Lampley
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st DAY OF August, 2025

Notary Public

MY COMMISSION EXPIRES 1/11/26
(AFFIX SEAL)

LAURA MITCHELL NOTARY PUBLIC STATE OF TENNESSEE My Commission Expires on 01/11/2026 DAVIDSON COUNTY

Y-CRE-24-720

THIS INSTRUMENT WAS PREPARED BY
Rudy Title & Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP / PARCEL NUMBER (S)
Jorge Delgado Perez and wife, Maria C. Ramirez Manjarrez	**Same as New Owner**	
(NAME)	(NAME)	**149-09-0-044 00**
720 Bowfield Court,		
(ADDRESS)	(ADDRESS)	
Antioch, TN 37013		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, **NINA LAMPLEY, TRUSTEE OF THE STELLA LAMPLEY FAMILY TRUST DATED JANUARY 9, 2020,** hereinafter called the Grantor(s), by these presents do/does hereby convey, assign and quitclaim unto **JORGE DELGADO PEREZ AND WIFE, MARIA C. RAMIREZ MANJARREZ** hereinafter called the Grantee(s), his/her/its/their heirs, successors and assigns, all Grantor's right, title and interest in and to that certain tract or parcel of land in **DAVIDSON** COUNTY, STATE OF **TENNESSEE**, described as follows, to wit

Land in Davidson County, Tennessee, Being Lot No 18, on the Plan of Debra Heights, Section 3, of Record in Book 4175, Page 6, Register's Office for said County.

Said Lot No 18 Fronts 73 feet on the northerly side of Bowfield Court and runs back 139 87 feet on the easterly line and 160 5 feet on the westerly line to a dead line measuring 102 88 feet thereon

Being the same property conveyed to Stella M Lampley and Nina Lampley, Trustees of The Stella Lampley Family Trust dated January 09, 2020 by Quitclaim Deed from Stella Marie Lampley, a single soman of record in Instrument No 20200113-0004537, Register's Office for Davidson County, Tennessee, dated January 09, 2020 and recorded on January 13, 2020 Stella Marie Lampley having since died on January 21, 2020 leaving Nina Lampley as the sole Trustee of the Stella Lampley Family Trust dated January 09, 2020

This Instrument was prepared with information supplied by the Grantees No title examination was performed to validate the accuracy of title Therefore the preparer does not accept liability for this Instrument

This is **improved** property known as **720 Bowfield Court, Antioch, Tennessee 37013**

Karen Johnson
Batch # 1305895
08/04/2025 02 47 17 PM
Fees $12 00 Taxes $0 00

Davidson County
DEEDQC
2 pgs

20250804-0061686

Witness my/our hand(s) this the 1st day of August, 2025

Stella Lampley Family Trust dated January 9, 2020

BY Nina Lampley

Nina Lampley
Trustee

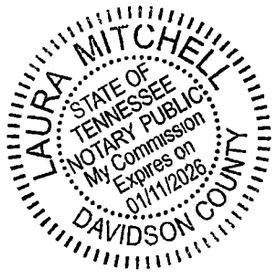
STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Nina Lampley, Trustee of Stella Lampley Family Trust dated January 9, 2020 to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who acknowledged the execution of same to be his/her free act and deed

Witness my hand and official seal, this the 1st day of August, 2025

Notary Public

My Commission Expires 1/11/26



RETURN TO:

Rudy Title & Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212