Record and Return Mail To:
This Instrument Prepared By:
COOK TILLMAN LAW GROUP
Attorneys at Law
5141 Virginia Way, Suite 220
Brentwood, Tennessee 37027
(615) 370-2444

Prepared from Information
supplied by the parties

Karen Johnson Davidson County
Batch# 1338828 DEEDQC
10/27/2025 03:44:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20251027-0085429

NO CONSIDERATION
NO TITLE SEARCH
QUITCLAIM DEED

Address of New Owner:
Maria Lucia Rincon Dominguez
5003 B Indiana Ave.
Nashville, Tennessee 37209

Send Tax Bills To:
New Owner

Map and Parcel No.
091 11 0F 005.00

FOR AND IN CONSIDERATION of One Dollar ($1.00), cash in hand paid, receipt of which is hereby acknowledged and other good and valuable consideration, **Maria Lucia Rincon Dominguez, Trustee, The Matthew J. Dominguez and Maria Lucia Rincon Dominguez Revocable Trust dated January 24, 2024, as amended on July 22, 2025**, ("Grantor") this day has bargained and sold, and hereby quitclaims, conveys and transfers unto **Maria Rincon Dominguez**, individually ("Grantee"), all of her interest in and to a certain tract of land in Davidson County, Tennessee, described more fully as follows:

Land in Davidson County, Tennessee, being Unit B, together with common areas, as established by Declaration of Covenants, Conditions and Restrictions for 5003 Indiana Avenue Townhomes, a Horizontal Property Regime with Private Elements of record as Instrument No. 20150402-0029161 and amended in Instrument No. 20160816-0085550, Instrument No. 20161006-0105803 and Instrument No. 20161014-0109084 and being shown on Plat attached thereto as Exhibit "B", in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to **Maria Lucia Rincon Dominguez, Trustee, The Matthew J. Dominguez and Maria Lucia Rincon Dominguez Revocable Trust dated January 24, 2024, as amended on July 22, 2025**, by Quitclaim Deed dated August 5, 2025, from **Maria Rincon Dominguez**, recorded in Instrument No. 20250815-0065081, Register's Office of Davidson County, Tennessee.

This conveyance is subject to all matters of record.

Maria Lucia Rincon Dominguez and **Maria Rincon Dominguez** are one and the same person.

This is improved property known as: **5003 B Indiana Ave., Nashville, Tennessee 37209**.

(Legal description from prior deed of record).

IN WITNESS WHEREOF, the Grantor hereby affixes her signature on this the 22nd day of October 2025.

Maria Lucia Rincon Dominguez, Trustee
The Matthew J. Dominguez and Maria Lucia Rincon Dominguez Revocable Trust dated January 24, 2024, as amended on July 22, 2025

STATE OF WI
COUNTY OF Dane

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, the within named **Maria Lucia Rincon Dominguez, Trustee, The Matthew J. Dominguez and Maria Lucia Rincon Dominguez Revocable Trust dated January 24, 2024, as amended on July 22, 2025**, who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument, and who acknowledged, upon oath, that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 22 day of October 2025.

Christine V. Posey
Notary Public

CHRISTINE V POSEY NOTARY PUBLIC STATE OF WISCONSIN

My Commission Expires:
09/24/2027

STATE OF WI
COUNTY OF Dane

The actual consideration for this transfer is Zero Dollars ($0).

Affiant

Sworn to and subscribed to before me, this the 22 day of October 2025.

Christine V. Posey
Notary Public

My Commission Expires:
09/24/2027

CHRISTINE V POSEY NOTARY PUBLIC STATE OF WISCONSIN

Certificate of Authenticity

I, Alexander S. Fasching, do hereby make oath that I am a licensed attorney and/or the custodian of the original version of the electronic document tendered for registration herewith and that this electronic document is a true and exact copy of the original document executed and authenticated according to law on October 22, 2025.

Affiant Signature

October 27, 2025

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Sworn to and subscribed before me this 27th day of October 2025.

Notary's Signature

My Commission Expires: 02/07/2026

Notary's Seal:

KATHERINE JOHNSON
TENNESSEE NOTARY PUBLIC
My Comm Exp. February 7, 2026
COUNTY OF WILLIAMSON