Karen Johnson
Batch # 1341465
11/03/2025 09 49 11 AM
Fees $12 00 Taxes $0 00
Davidson County
DEEDQC
2 pgs
20251103-0087200

THIS INSTRUMENT PREPARED BY AND WHEN RECORDED RETURN TO:	STATE OF TENNESSEE) COUNTY OF WILLIAMSON) The actual consideration for this transfer is $0.00. This is a transfer to a revocable trust.
MUSIC CITY ESTATE LAW **1650 MURFREESBORO ROAD** **SUITE 130** **FRANKLIN, TN 37067** **(615) 628-7775** JUSTIN M. GILBERT TENNESSEE NOTARY PUBLIC My Comm Exp Apnl 14, 2029 COUNTY OF WILLIAMSON	Rosalinda Vega Affiant Subscribed and sworn to before me, this 24th day of October 2025. Justin M Gilbert Notary public My commission Expires: 04/14/2029

QUITCLAIM DEED

Address New Owner:	Send Tax Bills to:	Map-Parcel #:
Rosalinda Vega and Esteban Miranda Living Trust 3104 Ironwood Dr. Nashville, TN 37214	Rosalinda Vega and Esteban Miranda Living Trust 3104 Ironwood Dr. Nashville, TN 37214	96-10-254

FOR AND IN CONSIDERATION of Zero and 00/100 Dollars ($0.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, Esteban Miranda and wife, Rosalinda Vega Miranda, hereby quitclaim, transfer and convey unto Rosalinda Vega and Esteban Miranda, as Trustees of the Rosalinda Vega and Esteban Miranda Living Trust dated October 24, 2025, all of their right, title and interest in the real property in Davidson County, State of Tennessee, and more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 560 on the Plan of Cloverhill Section VIII of record in Plat Book 2331, Page 10 and 11, Register's Office for said County, to which reference is made for a more complete description.

Being the same property conveyed to Esteban Miranda and wife, Rosalinda Vega Miranda, from Charles L. Hudgins, and Karen H. Hugens, by Warranty Deed, dated August 15, 1996, and

recorded on August 19, 1996, in Book 10160, Pages 260-262 as Document No. 0215747, Register's Office for Davidson County, Tennessee.

Whatever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Property Address: 3104 Ironwood Drive, Nashville, Tennessee 37214

Witness my hand this 24th day of October, 2025.

Rosalinda Vega Miranda, Grantor

Esteban Miranda, Grantor

STATE OF TENNESSEE)
) ss.
COUNTY OF WILLIAMSON)

Personally appeared before me, Justin M. Gilbert, Notary Public, Rosalinda Vega Miranda and Esteban Miranda, as Grantors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this day, October 24, 2025.

[Seal]

JUSTIN M. GILBERT
TENNESSEE
NOTARY
PUBLIC
My Comm Exp
April 14, 2029
COUNTY OF WILLIAMSON

Justin M. Gilbert, Notary Public
My commission expires: 04/14/2029