This Instrument Prepared By:
Knight Legal
751 Cool Springs Blvd , Ste 106
Franklin, Tennessee 37067
This instrument was prepared without the benefit of a formal title search, abstract or survey and was prepared with the description of the property as furnished by the parties The preparer of this instrument assumes no liability whatsoever either for the accuracy of the legal description or the status of the title to the property

Karen Johnson
Batch # 1350759
11/25/2025 12 46 40 PM
Fees $12 00 Taxes $0 00

Davidson County
DEEDQC
2 pgs

20251125-0094106

New Owner:	Send Tax Bill:	Map/Parcel
Christopher M. Gillogly and Efrain A. Cuadra, Trustees of the Cuadra Gillogly Joint Revocable Living Trust dated October 13, 2025, and any amendments thereto 915 Malquin Drive Nashville, TN 37216	915 Malquin Dr. Nashville, TN 37216	061 03 0 135 00

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

The actual consideration for this transfer is NONE (0). (Exempt pursuant to T.C.A § 67-4-409[a][1][D]).

AFFIANT

Sworn to and subscribed before me this 13th day of October 2025.

Notary Public

RYAN KNIGHT
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
MY COMMISSION EXPIRES 3-7-2029

(Notary Stamp)

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of -0- Dollars, and other good and valuable consideration, the receipt of which is hereby acknowledged, we, **EFRAIN CUADRA LARGAESPADA** and **CHRISTOPHER MICHAEL GILLOGLY**, (Grantors), a married couple, by these present do hereby quitclaim and convey unto **CHRISTOPHER M. GILLOGLY AND EFRAIN A. CUADRA, TRUSTEES OF THE CUADRA GILLOGLY JOINT REVOCABLE LIVING TRUST DATED OCTOBER 13, 2025, AND ANY AMENDMENTS THERETO**, (Grantee), its heirs and assigns, all my right, title and interest in and to the following described tract or parcel of land in Davidson County, Tennessee:

Land in Davidson County, Tennessee, being Lot No. 7 of Block K, on the Plan of Broadmoor, Section 2, of record in Book 547, page 174, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and

accurate legal description.

Being the same property conveyed to Efrain Cuadra Largaespada and Christopher Michael Gillogly, as Joint Tenants with Rights of Survivorship, by deed from James P. Bourgeois and wife, Joanne G. Bourgeois, of record in Instrument No. 20190222-0016395, Register's Office for Davidson County, Tennessee.

This conveyance is subject to Deed of Easement of record in Instrument No. 20130712-0072336 and Amendment to Deed of Easement of record in Instrument No. 20131010-0106552, and any and all other easements, restrictions, and conditions of record which may affect said property in the Register's Office for Davidson County, Tennessee.

This is improved property known as 915 MALQUIN DR., NASHVILLE, TN 37216.

This instrument of conveyance is governed by Section 35-15-510, Tennessee Code Annotated, which is intended to preserve the immunity from the claims of the separate creditors of one of us for property held by us as tenants by the entireties, despite its conveyance to our revocable trust.

WITNESS MY HAND this 13th day of October, 2025

By: _____
EFRAIN CUADRA LARGAESPADA

By: _____
CHRISTOPHER MICHAEL GILLOGLY

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named EFRAIN CUADRA LARGAESPADA and CHRISTOPHER MICHAEL GILLOGLY, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Franklin, TN, this 13th day of October, 2025.

_____
NOTARY PUBLIC

RYAN KNIGHT
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
MY COMMISSION EXPIRES 3-7-2029