QUITCLAIM DEED

Karen Johnson Davidson County
Batch # 1397466 DEEDQC
03/25/2026 03:32:27 PM 2 pgs
Fees: $12.00 Taxes: $0.00

20260325-0023807

STATE OF ~~TENNESSEE~~ Tennessee
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18 DAY OF March, 20 26.

Notary Public

MY COMMISSION EXPIRES: 1/22/2029

(AFFIX SEAL)

MARGARET R MEANS
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 01/22/2029
DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY

Rudy and Partners, PLLC
2012 21st Avenue S
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Jaime Alejandro Castro Granados, Trustee of The Jaime Alejandro Castro Granados Revocable Trust	**NEW OWNER**	
(NAME)	(NAME)	**106-14-4.00**
1971 Gatlin Drive,		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37210		
(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, **JAIME ALEJANDRO CASTRO GRANADOS AND ADRIANA HERNANDEZ GARCIA, HUSBAND AND WIFE,** hereinafter called the Grantor(s), by these presents do/does hereby convey, assign and quitclaim unto **JAIME ALEJANDRO CASTRO GRANADOS, TRUSTEE OF THE JAIME ALEJANDRO CASTRO GRANADOS REVOCABLE TRUST** 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 16, RAYMOND HEIGHTS, as shown on plat of record in Plat Book 1424, Page 141, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to Jaime Alejandro Castro Grandos by Quitclaim Deed from Adriana Hernandez Garcia, executed on February 15, 2017 and filed for record on February 17, 2017 in Instrument Number 20170217-0016503, Register's Office for Davidson County, Tennessee.

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: **1971 Gatlin Drive, Nashville, Tennessee 37210**.

Witness my/our hand(s) this the 18 day of March, 2026

Jaime Alejandro Castro Granados

Adriana Hernandez Garcia

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **JAIME ALEJANDRO CASTRO GRANADOS**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 18 of March, 2026.

Notary Public
My Commission Expires: _____
(SEAL)

MARGARET R MEANS
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 01/22/2029
DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **ADRIANA HERNANDEZ GARCIA**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 18 of March, 2026.

Notary Public
My Commission Expires: _____
(SEAL)

MARGARET R MEANS
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 01/22/2029
DAVIDSON COUNTY

RETURN TO:
Rudy and Partners, PLLC
2012 21st Avenue S
Nashville, TN 37212