THIS INSTRUMENT PREPARED BY:
BARBARA FISHER HENRY
The Fleming-Wilmoth Law Firm
409 N. Locust Street
Springfield, Tennessee 37172
(615) 384-7750
No title work completed prepared
from information provided by parties

Karen Johnson Davidson County
Batch # 1417410 DEEDQC
05/07/2026 11:28:58 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20260507-0041255

Address New Owner:	Send Tax Bills To	Map-Parcel Number
Renee Lynn Galarza 8468 Riley Adcock Road Joelton, Tennessee 37080	Same	00400013400

QUITCLAIM DEED

For no monetary consideration and pursuant to a Final Decree of Divorce in the Fourth Circuit Court for Davidson County, Tennessee, the matter styled, Renee Lynn Galarza v. Marcelino Galarza, Sr., bearing Docket No. 25D-1776, Marcelino Galarza, Sr., quitclaims, transfers and conveys to Renee Lynn Galarza, her heirs and assigns, all of his right, title and interest in and to certain real property located in Davidson County, Tennessee, and more particularly described as follows:

> Land in Davidson County, Tennessee being Lot No. 1 on the plan of Waller two-lot subdivision, as shown on plat of record in Plat Book 6200, page 953, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.
>
> Being the same property conveyed Marcelino Galarza and Wife, Renee Lynn Galarza, by quitclaim deed from DLJC Properties, LLC, a Tennessee Limited Liability Company, of record at Instrument No. 20160520-0050830, Register's Office for Davidson County, Tennessee.
>
> Being the same property conveyed to DJLC Properties, LLC from Danny Young and wife, Jeannie Carol Young by deed of record at Instrument NO. 20150323-0024732 Register's Office for Davidson County, Tennessee.
>
> This is improved property located at 8468 Riley Adcock Road, Joelton, Tennessee 37080.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may effect the premises.

AND NOW, I, Marcelino Galarza, Sr., quitclaim, transfer and convey unto Renee Lynn Galarza, her heirs and assigns, the same property hereinabove described and set forth, to which reference is here made, and said property is conveyed subject to the same limitations, restrictions and encumbrances as may affect the property.

In witness whereof, I have set my name this the 12 day of January, 2026.

MARCELINO GALARZA, SR.,

State of Tennessee)
County of Robertson)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named, MARCELINO GALARZA, SR. the bargainor, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the instrument for the purposes therein contained.

WITNESS my hand and official seal at Springfield, Tennessee on this 12 day of January, 2026.

BARBARA FISHER HENRY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Barbara Fisher Henry
NOTARY PUBLIC

My Commission Expires: 1/22/2029

State of Tennessee)
County of Robertson)

The actual consideration or value, whichever is greater, for this transfer is $ zero (-0-).

Renee Lynn
AFFIANT

Subscribed and sworn to before me

this 12th day of January, 2026.

BARBARA FISHER HENRY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Barbara Fisher Henry
NOTARY PUBLIC

My Commission Expires: 1/22/2029