Karen Johnson Davidson County
Batch# 1420077 DEEDQC
05/14/2026 08:53:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20260514-0043342

Prepared by/Return to: Mark B. Leedom, Esq. 636 Grassmere Park Drive Suite 130B Nashville, TN 37211	STATE OF TENNESSEE COUNTY OF DAVIDSON The actual consideration or value, whichever is greater, for this transfer is $-0. Affiant Subscribed and sworn to before me, this 12 day of May, 2026. Notary Public My commission expires: 12-2-28

ANGELA GRACE VANCE
STATE OF TENNESSEE
NOTARY PUBLIC
RUTHERFORD COUNTY

QUITCLAIM DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Number
Luis Ramon Lugo Martinez	**New Owner**	**164 16 0A 128.00 CO**
820 Post Oak Drive	**820 Post Oak Drive**	
Antioch, TN 37013	**Antioch, TN 37013**	

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid by the herein GRANTEE, and other good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged, Christina Gomez, "GRANTOR(S)", by these presents, does hereby quitclaim and convey unto Luis Ramon Lugo Martinez, "GRANTEE(S)", his/her/their successors, heirs and assigns all of his/her/their rights, title and interests in and to a certain tract or parcel of land in Davidson County, Tennessee, to-wit:

Land in Davidson County, Tennessee, being Lot No.141 on the Plan of Section Five, Meadow Woods of record in Instrument No. 20010605-0058130, Register's Office of said County, to which reference is hereby made for a more particular description.

Being the same property conveyed to Christina Gomez by Warranty Deed from Sergio Romo and Veronica Romo Zermeno dated 7/24/20 of record in Instrument No. 20200728-0082433, Register's Office of Davidson County, Tennessee.

Subject to any and all covenants, conditions, restrictions, easements, and encumbrances of record in the Register's Office of Davidson County, Tennessee.

Legal description taken from prior deed of record.

By way of recital, the property described herein is improved property bearing the street address of 820 Post Oak Drive, Antioch, TN 37013.

Preparer makes no representation as to the accuracy of the information contained herein, this instrument having been prepared without benefit of title search upon information furnished by the parties hereto.

WITNESS my/our hand(s) this 12 day of May, 2026.

Christina Gomez

STATE OF TENNESSEE
COUNTY OF Rutherford

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

Witness my hand and official seal at office this 12 day of May, 2026.

My commission expires: 12.2.28

NOTARY PUBLIC

ANGELA GRACE VANCE
NOTARY PUBLIC
STATE OF TENNESSEE
RUTHERFORD COUNTY

Certificate of Authenticity

I, Katie Smith, 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 5/12/26.

Date



Affiant Signature

5/12/26

Date

State of TN

County of Rutherford

Sworn to and subscribed before me this 12 day of May, 20 26



Notary's Signature

My Commission Expires: 12-2-28

Notary's Seal (if on paper)

