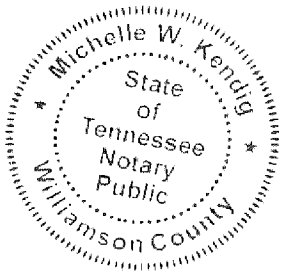
Karen Johnson Davidson County
Batch# 1434961 DEEDQC
06/17/2026 08:19:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20260617-0054745



(Notary Stamp)

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value for this transfer is $-0-.

Affiant

Subscribed and sworn to before me, this 16th day of June, 2026.

Notary Public

My commission expires: 9/19/29

THIS INSTRUMENT PREPARED BY:
Keith H. Solomon, Attorney
Lenders Title Company
8119 Isabella Lane, Suite 104, Brentwood, TN 37027

QUITCLAIM DEED

Address of New Owner	Send Tax Bills To	Map-Parcel Number
Marisol Hernandez Rodriguez & Samantha Crisol Delfin		
108 Colemont Court	**NEW OWNER**	**148-14-0-115.00**
Antioch, TN 37013		

FOR AND IN CONSIDERATION of TEN AND 00/100 DOLLARS ($***10.00), the receipt of which is hereby acknowledged, we, **Jimmy Delfin and Marisol Hernandez Rodriguez, joint tenants with full right of survivorship** (hereinafter the "Grantor"), hereby quitclaim and convey unto **Marisol Hernandez Rodriguez and Samantha Crisol Delfin, Joint tenants with full right of survivorship** (hereinafter the "Grantee") their heirs and assigns, any and all right, title and interest that we have in and to the following real property located in Davidson County, Tennessee, being further described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 219 on the Plan of Section 3, Colewood Acres, as of record in Book 4175, Page 45, Register's Office for said County.

Said Lot No. 219 fronts 71 feet on the easterly side of Colemont Court, and extends back between lines, 250 feet to a dead line in the rear on which it measures 93.6 feet.

Being the property conveyed to Jimmy Delfin and Marisol Hernandez Rodriguez, joint tenants with full right of survivorship, by Quitclaim Deed from Jimmy Delfin Heredia and Marisol Hernandez Rodriguez, husband and wife, dated May 15, 2025 and recorded on May 22, 2025 as Instrument No. 20250522-0040576, Register's Office for Davidson County, Tennessee.

Being improved property commonly known as **108 Colemont Court, Antioch, TN 37013.**

This conveyance of the property is made expressly subject to all limitations, restrictions and encumbrances as may affect the property.

Whenever in this instrument a pronoun is used it shall be construed to represent either singular or plural, as the case may demand.

This instrument has been prepared based solely upon information provided by the parties, and unverified by the preparer. This instrument has been prepared without the benefit of a title search.

IN WITNESS WHEROF I have hereunto set my hand this 16th day of June, 2026.

Jimmy Delfin

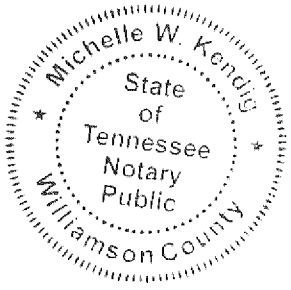
Marisol Hernandez Rodriguez

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said State and County, Jimmy Delfin and Marisol Hernandez Rodriguez, the within named bargainors, to me known (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 and official seal this 16th day of June, 2026.

Michelle W Kendig
Notary Public
My Commission Expires: 9/9/05



Tennessee Certification of Electronic Document

I, Michelle W. Kendig, 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 6/16/26 (date of document).

Michelle W Kendig
Affiant Signature

6/16/26
Date

State of Tennessee
County of Williamson

Sworn to and subscribed before me this 16th day of June, 2026.

Patricia L Hurtt
Notary's Signature

My Commission Expires: 2/18/29

Notary's Seal

