Karen Johnson Davidson County
Batch# 1478329 DEEDQC
09/28/2026 01:28:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20260928-0089626

Name and Address of New Owner:
Irbais Mojena Alcantara, Yenia Gonzalez Bango,
Oliver Mendoza Hernandez, and Ulises Mendoza Hernandez
114 Draper Dr
Goodlettsville, TN 37072

Send Tax Bills To:
New Owners

This Instrument Prepared By:
Broker Title & Escrow, LLC
1404 17th Avenue South
Nashville, TN 37212

Map & Parcel No: 03304001200

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and legal sufficiency of which are hereby irrevocably acknowledged, **Irbais Mojena Alcantara and Yenia Gonzalez Bango and Oliver Mendoza Hernandez, as joint tenants with full right of survivorship ,** "the Grantors," convey and quitclaim unto **Irbais Mojena Alcantara and Yenia Gonzalez Bango and Oliver Mendoza Hernandez and Ulises Mendoza Hernandez, as joint tenants with full right of survivorship,** "the Grantees," all their interest in the following described real estate in Davidson County, Tennessee:

> The following parcel of land situated in the 11th Civil District of Davidson County, Tennessee, bounded and described as follows:
>
> Being Lot No. 15 on the Plan of Goodlettsville Heights, Section 3, a plat of which is of record in Book 1835, Page 98, Register's Office for Davidson County, Tennessee.
>
> Said Lot No. 15 fronts 165.5 feet on the northerly side of Draper Drive and runs back 278.5 feet on the rear line and 252 feet on the west line, and shows 110.7 feet on the rear line.
>
> Being the same property conveyed to Irbais Mojena Alcantara and Yenia Gonzalez Bango and Oliver Mendoza Hernandez, as joint tenants with full right of survivorship by Quitclaim Deed from Irbais Mojena Alcantara and Yenia Gonzalez Bango, both unmarried, dated April 24, 2025, of record in Instrument No. 20250425-0031947, Register's Office for Davidson County, Tennessee.
>
> This is improved property known as 114 Draper Dr. Goodlettsville, TN 37072

GRANTORS, BY EXECUTION OF THIS QUITCLAIM DEED, AND GRANTEES, BY ACCEPTANCE OF AND/OR FILING OF THIS QUITCLAIM DEED, HEREBY ACKNOWLEDGE THAT THIS DEED WAS PREPARED FROM INFORMATION FURNISHED BY THE PARTIES INVOLVED, AND PREPARER MAKES NO REPRESENTATION AS TO THE STATUS OF TITLE OR ACCURACY OF THE LEGAL DESCRIPTION HEREIN AND THAT NO TITLE INSURANCE IS BEING PROVIDED.

IN WITNESS WHEREOF, Grantors have executed this Quitclaim Deed on the 24 day of September, 2026.

_____(SEAL)
Irbais Mojena Alcantara

_____(SEAL)
Yenia Gonzalez Bango

_____(SEAL)
Oliver Mendoza Hernandez

STATE OF TENNESSEE
COUNTY OF Davidson

On this 24 day of September, 2026, before me personally appeared **Irbais Mojena Alcantara and Yenia Gonzalez Bango and Oliver Mendoza Hernandez**, to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that such person (or persons) executed the same as such person's (or persons') free act and deed.

Witness my hand, at office, this 24 day of September, 2026.

_____
Notary Signature
My commission expires: 5-8-2029

BRIAN A SUAREZ PLAZA
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 5-8-2029

AFFIDAVIT OF VALUE

The undersigned hereby offers this instrument for recording within the meaning of the statutes of the State of Tennessee under Tenn. Code Ann. Section 67-4-409, and hereby swears and affirms that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $0.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

_____
AFFIANT

STATE OF TENNESSEE
COUNTY OF Davidson

Sworn to and subscribed before me this 24 day of September, 2026.

_____
Notary Signature
My commission expires: 5-8-2029

BRIAN A SUAREZ PLAZA
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 5-8-2029

202609280089626

Tennessee Certification of Electronic Document

I, Connie Taylor, 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 9.24.26 (date of document).

Connie Taylor
Affiant Signature

9.24.26
Date

State of Tennessee

County of Davidson

Sworn to and subscribed before me this 24 day of September, 2026.

Notary's Signature

MY COMMISSION EXPIRES: 11.5.29

NOTARY'S SEAL

GREG FAIRBETTER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY