BILL GARRETT, Davidson County
Trans:T20170056351 DEEDQC
Recvd: 06/30/17 15:21 2 pgs
Fees:12.00 Taxes:0.00
20170630-0066335

This transfer is exempt from the Tennessee real estate recording tax pursuant to T.C.A. § 67-4-409(a)(3).

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

Affiant

Subscribed and sworn to before me this 27th day of June, 2017.

Notary Public

My Commission expires: 3.20.19

Leslie Walsh
State of Tennessee Notary Public
Davidson County

This instrument was prepared by:

Equitus Law Alliance, PLLC
709 Taylor Street
P.O. Box 280240
Nashville, TN 37208

Address New Owner as Follows:	Send Tax Bills to:	Map-Parcel Numbers:
P. Jakes, Trustee **2228 Cages Bend Road** **Gallatin, TN 37066**	**Ellis P. Jakes** **2228 Cages Bend Road** **Gallatin, TN 37066**	**15/55.02**

QUIT CLAIM DEED

KNOW ALL MEN BY THESE PRESENTS that Ellis P. Jakes, for and in consideration of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, the receipt of which is hereby acknowledged, has bargained and sold, and does hereby convey, remise, release and forever quitclaim unto Ellis P. Jakes, Trustee, and his successors in trust, of The Ellis P. Jakes Revocable Living Trust, its successors and assigns, his entire right, title, and interest in and to a certain tract of parcel of land in Davidson County, Tennessee, described as follows:

Land in the 14th Civil District of Davison County, Tennessee, beginning at an iron pin in the Eastern margin of Springfield Pike at the intersection of the Northern boundary line of the property conveyed to Fred A. Harrison and wife, Patricia M. Harrison, by deed of Gailie W. Williams and wife, Hazel Y. Williams, as recorded in Book 3706, Page 301, Register's Office for said County; thence with said Harrison's Northern boundary line South 89 degrees East 385 feet to an iron pin; thence North 16 degrees 30' West 114 feet to an iron pin; thence North 89 degrees West 385 feet to an iron pin in the Eastern margin of said pike; thence with the Eastern margin of said pike South 16 degrees 30' East 114 feet to the beginning, containing one acre, more or less.

BEING the same property as conveyed to Ellis P. Jakes by quitclaim deed from Norma Jean Vincent Jones of record in Instrument 20131025011538, Register's Office for Davidson County, Tennessee.

This is improved property known as 7430 Whites Creek Pike, Joelton, Tennessee, 37080.

This instrument and the interest hereby released and quitclaimed are subject to such limitations, restrictions and encumbrances as may affect the premises.

WITNESS my hand this 27th day of June, 2017.

Ellis P. Jakes

Ellis P. Jakes

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public of said State and County, Ellis P. Jakes, with whom I am personally acquainted, and who acknowledged that he executed this instrument for the purposes therein contained.

Witness my hand, at office, this 27th day of June, 2017.

Leslie Walsh

Notary Public

Leslie Walsh State of Tennessee Notary Public Davidson County

My commission expires: 3-20-19

The legal description and how title to the property is vested have been furnished to the draftsman by the Grantor, by third parties or from the record. No examination of title has been undertaken by the draftsman hereof, and no representations or warranties as to the state of title of the subject property are made. The draftsman assumes no liability as to the accuracy thereof. Failure to record this document timely may jeopardize your rights to the property.