THIS DOCUMENT PREPARED BY/FOR
MAIL TAXES TO:
Hilda & Coy Jackson
2912 Hillhurst Drive
Nashville TN 37207
18-02168

Bill Garrett Davidson County
Batch# 132576 DEEDQC
08/24/2018 10:35:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20180824-0084082

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QUITCLAIM DEED

Adding Spouse Transaction Exempt from Transfer Tax per T.C.A. 67-4-409 (A)

KNOW ALL MEN BY THESE PRESENTS THAT:

FOR VALUABLE CONSIDERATION OF ONE DOLLARS ($1.00), and other good and valuable consideration, cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, **Zamora Masters n/k/a Hilda Z. Jackson** hereinafter referred to as "Grantor", does hereby remise, release, sell, convey and quitclaim unto **Hilda Z. Jackson and Coy Lee Jackson,** of 2912 Hillhurst Drive, Nashville TN 37207, hereinafter "Grantees", the following lands and property, together with all improvements located thereon, lying in the **City of Nashville, County of Davidson, State of Tennessee,** to-wit:

Being Lot No. 71 on the plan of Hillhurst Acres, Section 3, as of record in Book 2331, Page 86, Register's Office for Davidson County.

Said Lot fronts 185.0 feet on the northerly margin of Hillhurst Drive and extends back 229.4 feet on the westerly side and 184.2 feet on the easterly side to a line on the rear on which measures 205 feet.

Together with a 1996 Franklin (erroneously named Fleetwood in prior deeds) Rockwood home 68X28 # TRA270189/TRA270190 permanently affixed 1997.

BEING THE SAME PREMISES William S. Lamberth granted unto Zamora Masters by Warranty Deed recorded October 30, 1997 in the Office of the Register of Deeds for Davidson County, Tennessee in Book 10665 at Page 58.

Parcel ID No: 60 8 13.00

Also known by street and number as: **2912 Hillhurst Drive, Nashville TN 37207**

SUBJECT to all easements, rights-of-way, protective covenants and mineral reservations of record, if any.

WITNESS Grantor's hand this 20th day of AUGUST, 2018.

Zamora Masters n/k/a Hilda Z. Jackson

Zamora Masters n/k/a Hilda Z. Jackson

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this the 20th day of AUGUST, 2018, before me, the undersigned officer, personally appeared **Zamora Masters n/k/a Hilda Z. Jackson**, known to be (or satisfactorily proven) to be the person whose name is subscribed to the within instrument and acknowledged that he executed the same for the use and purposes therein mentioned.

DENNIE R. MARSHALL STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires AUG. 20, 2019

Notary Public

My Commission expires: 8-20-2019

Affidavit of Value

I, or we, hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer is $0.00.

Zamora Masters n/k/a Hilda Z. Jackson

Zamora Masters n/k/a Hilda Z. Jackson

State of TENNESSEE
County of DAVIDSON

Subscribed and sworn before me this 20th day of August, 2018.

DENNIE R. MARSHALL STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires AUG. 20, 2019

Notary Public

My Commission expires:
My Commission expires: 8-20-2019

True Copy Certification

I, Michael Zara, President, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Michael Zara, President

State of Colorado

County of Denver

Personally appeared before me, Stephanie Poage, a notary public for this county and State, Michael Zara, President, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 03/26/21
Notary' Seal (if on paper)

STEPHANIE POAGE
NOTARY PUBLIC
STATE OF COLORADO
NOTARY ID 20044005731
MY COMMISSION EXPIRES MARCH 26, 2021