QUITCLAIM DEED

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $10.00.

Linda F. Jacobs
Affiant

STACEY ANGELLO STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

Subscribed and sworn to before me, this the 15th day of November, 2018.

Notary

My Commission Expires: 10-29-22

Karen Y Johnson Davidson County
Batch# 171655 DEEDQC
12/07/2018 03:38:24 PM 3 pgs
Fees: $17.00 Taxes: $0.00

20181207-0119689

THIS INSTRUMENT PREPARED BY:
Stacey Angello
The Law Office of Stacey Angello
14345 Lebanon Rd. Suite A
Old Hickory, Tennessee 37138
(615) 449-2700

Address of new owner:	Send Tax Bills to:	Map Parcel No.
Thomas Newman Jacobs III 1901 Moran Ave. Nashville, Tennessee 37216	SAME	Map: 073 05 Parcel: 033.00

KNOW ALL PERSONS BY THESE PRESENTS that for the sum of Ten and No/100 ($10.00) Dollars, cash in hand paid, **LINDA F. JACOBS,** an unmarried person, hereinafter called the Grantor, for the purpose of transferring the Grantor's entire ownership interest in the subject real property, hereby remises, releases and quitclaims unto **THOMAS NEWMAN JACOBS III,** hereinafter called the Grantee, his heirs, successors, and assigns, all of the Grantor's right, title and interest in and to real property in the State of Tennessee, the following described tract of land located in Davidson County, and incorporated herein by reference:

Land in the 11th Civil District of Davidson County, Tennessee, being Lot No. 36 on the Plan of Virginia Manor Subdivision, as of record in Book 1835, page 22, Register's Office for said County.

SAID Lot No. 36 commences at a monument in the northwesterly margin of Moran Drive, near the intersection of said Drive, with Cooper Lane; thence northeasterly 63.45 feet to a point, being the south corner of Lot No. 35; thence northwestwardly with the southwesterly boundary of Lot No. 35, 179.9 feet to a point which is the common boundary of Lots Not. 17, 35, and 36; thence with the southeasterly boundary of Lot No. 17, southwestwardly 62 feet to a monument in the northeasterly margin of Cooper Lane; thence southwestwardly with said margin of Cooper Lane, 160 feet to a monument; thence along a curve eastwardly with the boundary of the intersection of Cooper Lane and Moran Drive, 31.42 feet to the beginning.

Being the same property conveyed to Grover Marlin and wife, Ella Marlin, by deed from John H. White and wife, Jimmie Faye White, of record in Book 4088, page 926, Register's Office for Davidson County, Tennessee.

The said Grover C. Marlin having died in Nashville, Tennessee on January 24, 2003, being survived by his wife, Ella P. Marlin.

The said Ella P. Marlin having died testate in Nashville, Tennessee, on June 23, 2004, and the Estate of Ella P. Marlin having been admitted into probate in the Seventh Circuit for Davidson County, Tennessee, in case number 04P-1132.

Being the same property conveyed to Linda F. Jacobs by Executor's Deed from Linda F. Jacobs, Executrix for the Estate of Ella P. Marlin, dated June 23, 2005, of record in Instrument No. 20050624-0072602, Register's Office for Davidson County, Tennessee.

For Informational Purposes ONLY
This is improved property known as: 1901 Moran Avenue, Nashville, Tennessee 37216.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

The Grantor makes no warranty, express or implied, as to title in the property herein described.

THE PREPARER MAKES NO REPRESENTATION OR WARRANTIES AS TO THE ACCURACY OF THE DESCRIPTION OR THE STATUS OF THE TITLE TO THE PROPERTY DESCRIBED HEREIN. THIS DEED HAS BEEN PREPARED SOLELY FROM INFORMATION FURNISHED TO THE PREPARER, WITHOUT BENEFIT OF A TITLE SEARCH OR TAX ADVICE. IT IS THE RESPONSIBILITY OF THE GRANTEE TO RECORD THIS DOCUMENT AND FAILURE TO DO SO COULD ADVERSELY AFFECT THE TITLE OF THE PROPERTY. THE PARTIES HERETO SIGNIFY THEIR ASSENT TO THIS DISCLAIMER BY THE EXECUTION AND THE ACCEPTANCE OF THE INSTRUMENT.

IN WITNESS WHEREOF, the Grantor has hereunto set their hand on this, the 15th day of November, 2018.

Linda F. Jacobs

LINDA F. JACOBS

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned authority, a duly commissioned **Notary Public** in and for the State and County aforesaid, **LINDA F. JACOBS**, with whom I am personally acquainted (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, at office, this, the 15th day of November, 2018.

Notary Public

My Commission Expires: 10-29-22

STACEY ANGELLO
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY