Karen Johnson Davidson County
Batch# 644212 DEEDQC
05/26/2021 10:32:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20210526-0071248

THIS INSTRUMENT PREPARED BY:

Bell & Alexander Title Services, Inc.
8110 Isabella Lane, STE. 200
Brentwood, TN 37027

Address New Owner(s) as follows:
45644 Camino Rubi
Temecula, CA 92592

Send Tax Bill to:
Owner

Map-Parcel: 105-09-0J 003.00

State of Tennessee
County of Williamson

The Actual Consideration or Value, whichever is greater, for this transfer is $0.00.

Affiant

DIANA K GALL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Subscribed and sworn to before me, this the 6 day of May, 2021

Notary Public

My Commission Expires: 9-6-22

QUITCLAIM DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS ($10.00) IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE **PAIGE HILL AND CODY ATTERBURY,** HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY CONVEY TO **JJB ENTERPRISES, LLC A TENNESSEE LIMITED LIABILTY COMPANY**, HEREINAFTER CALLED GRANTEE(S), ITS HEIRS AND ASSIGNS, ALL OF THE GRANTOR'S INTEREST IN A CERTAIN PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTTENANCES THERETO LOCATED IN **DAVIDSON COUNTY**, STATE OF **TENNESSEE**, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

See Attached Exhibit A.

THIS IS IMPROVED PROPERTY KNOWN AS: 1304 Wedgewood Ave, Nashville, TN 37212.

Said property is conveyed also subject to such other limitations, restrictions, and encumbrances as may affect the premises.

IN WITNESS WHEREOF, the undersigned have executed this instrument this 06 day of May, 2021

Paige Hill

Cody Atterbury

STATE OF ~~TENNESSEE~~ CA
COUNTY OF ~~WILLIAMSON~~ Riverside

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Paige Hill and Cody Atterbury, Grantors, 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 and official seal this 06 day of May, 2021

My commission expires: 9/1/24

Notary Public

KEYISHA R. HOLMES
Notary Public - California
Riverside County
Commission # 2332997
My Comm. Expires Sep 1, 2024

Exhibit A

Land in Davidson County, Tennessee, being Unit No. 3 as depicted on exhibit attached to the Declaration of Covenants, Conditions and Restrictions establishing Belmont Close Town Homes and filed of record in Instrument Number 20120928-0088601, in the Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to David Toman and wife, Michelle Toman, by deed dated 05/10/2013, from Blue Sky Construction, Inc., of record in Instrument No. 20130516-0049277, Register's Office for said County.

Being the same property conveyed to Paige Hill and Cody Atterbury, by deed dated May 6, 2021, from David Toman and Michelle Toman, Husband and Wife, of record in Instrument No 20210512-0064141, Register's Office for said County.

Tennessee Certification of Electronic Document

I, Benjamin Seamon, 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.

Signer's Name

Signature

State of Tennessee

County of Williamson

Personally appeared before me, W. Reid Solomon, a notary public for this county and state, Benjamin Seamon, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Name

Signer's Name

Notary's Signature

MY COMMISSION EXPIRES:

NOTARY'S SEAL

W. REID SOLOMON
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 06-04-2023

(3) All electronic documents eligible for registration pursuant to this subsection are validly registered when accepted for recording by the county register. Electronic documents registered by county registrars prior to July 1, 2007 shall be considered validly registered with or without the certification provided in subsection (2).

SA0241

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