Prepared by:
Bankers Title & Escrow Corp.
3310 West End Ave., Ste. 540
Nashville, TN 37203

Karen Johnson Davidson County
Batch# 657778 DEEDQC
06/16/2021 11:27:58 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20210616-0081315

QUITCLAIM DEED

ADDRESS NEW OWNER:
Jeff C. Estepp and Trina Estepp
3616 A Westbrook Avenue
Nashville, TN 37205

SEND TAX BILLS TO:
New Owner

MAP & PARCEL NO:
Map 104-05-04
Parcel -360.00

For and in consideration of love and affection, **Jeff Estepp, LLC** (hereinafter called the GRANTOR), does hereby quitclaim and convey unto **Jeff C. Estepp and Trina Estepp, husband and wife**, all of his/her/our rights, title and interest in and to a certain tract or parcel of land being more particularly described as follows:

> Land in Davidson County, Tennessee, being Lot No. 2 on the Plan of Westbrrok 2 Lot Subdivision of record in Plat at Instrument No. 20140507-0038778, 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 a portion of the same property conveyed to Jeff Estepp, LLC by Warranty deed from Estate of Pauline B. Nicks, formerly Pauline B. Lynch of record in Instrument No. 20140131-0008873 Register's Office for Davidson County, Tennessee, dated January 31, 2014, and recorded on January 31, 2014.

This is improved property known as **3616 A Westbrook Avenue, Nashville, TN 37209.**

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

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.

IN WITNESS WHEREOF, the GRANTOR has hereunder set his/her/our hand(s) this _____ day of June. 2021.

GRANTOR:

Jeff Estepp, LLC

BY: _____
Jeff Estepp, Member

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public of said county and state, **Jeff Estepp,** with whom I am personally acquainted, and who acknowledged that he executed the within instrument on behalf of as Member of **Jeff Estepp, LLC,** having been so authorized, and did act for **Jeff Estepp, LLC** as Manager for the purposes therein contained.

Witness my hand, at office, this 17 day of June. 2021.

NOTARY PUBLIC

My Commission Expires:

1-8-24

JAMES A. WAECHTER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENNESSEE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $0.00.

Affiant

Subscribed and sworn to before me, this 17 day of June, 2021.

NOTARY PUBLIC

My Commission Expires:

1-8-24

JAMES A. WAECHTER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENNESSEE