Karen Johnson Davidson County
Batch# 768700 DEEDQC
12/07/2021 08:48:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20211207-0161730

This Instrument Prepared By:
BASS, BERRY & SIMS, PLC (JCG/DHM)
150 Third Avenue South, Suite 2800
Nashville, Tennessee 37201

Address New Owner(s)	Send Tax Bills To:	Parcel ID Number(s)
Mary Lee W. Jackson Revocable Trust Mary Lee W. Jackson, Trustee 1223 Chickering Road Nashville, TN 37215	Same	130 14 0 010.00 Davidson County

QUITCLAIM DEED

WHEREAS, Granbery Jackson, III and Mary Lee W. Jackson acquired that certain tract or parcel of land located in Davidson County, Tennessee, more particularly described on Exhibit A hereto (the "Property") as tenants by the entirety; and

WHEREAS, Granbery Jackson, III died on June 27, 2021, and as a result, the Property is now vested in fee simple in Mary Lee W. Jackson; and

WHEREAS, Mary Lee W. Jackson now desires to convey all of her right, title, and interest in the Property to the Mary Lee W. Jackson Revocable Trust.

NOW THEREFORE AND IN CONSIDERATION OF One Dollar ($1.00) cash in hand paid, the receipt of which is hereby acknowledged, MARY LEE W. JACKSON by these presents does hereby quitclaim, and by these presents transfer and convey unto Mary Lee W. Jackson, as Trustee of the MARY LEE W. JACKSON REVOCABLE TRUST, her successors and assigns, all of her right, title, and interest in and to the Property.

This is improved property known as 1223 Chickering Road, Nashville, Tennessee.

The description herein is the same as that contained in the prior instrument.

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

IN WITNESS WHEREOF, the undersigned has executed this instrument on this 29 day of November 2021.

Mary Lee W. Jackson
MARY LEE W. JACKSON

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, MARY LEE W. JACKSON, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 29th day of November, 2021.

Mary Suzanne Eash
Notary Public

My Commission Expires:
09/02/2024

MARY SUZANNE EASH
TENNESSEE
NOTARY
PUBLIC
My Comm Exp.
09/02/2024
COUNTY OF DAVIDSON

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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

Mary Lee W. Jackson
Affiant

Subscribed and sworn to before me this
29th day of November, 2021.

Mary Suzanne Eash
Notary Public

My Commission Expires:
09/02/2024

MARY SUZANNE EASH
TENNESSEE
NOTARY
PUBLIC
My Comm Exp.
09/02/2024
COUNTY OF DAVIDSON

EXHIBIT A

Being Lot No. 44 on the Revised Plan of B. E. Woodard's Warner Park Subdivision, as of record in Book 1130, page 87, Register's Office for Davidson County, Tennessee.

Said Lot No. 44 fronts 200 feet on the westerly side of Chickering Road and runs back 300 feet on the southerly line and 302 feet on the northerly line, to a dead line, measuring 181.8 feet thereon.

Being the same property conveyed to Granbery Jackson, III and Mary Lee W. Jackson, as tenants by the entirety, by quitclaim deed from Mary Lee W. Jackson, of record at Instrument No. 20190123-0006663, and corrected by scrivener's affidavit of record at Instrument No. 20190125-0007714 Register's Office, Davidson County, Tennessee.

31921517.1

Certificate of Authenticity

I, Lucretia Albert, do hereby make oath that I am a licensed attorney and/or the custodian of the original version of the electronic document tendered for registration herewith and that this electronic document is a true and exact copy of the original document executed and authenticated according to law on November 29, 2021.

Date

Lucretia Albert

Affiant Signature

12/03/2021

Date

State of Tennessee

County of Davidson

Sworn to and subscribed before me this 03 day of December, 2021.

Aubrey D. Burns

Notary's Signature

My Commission Expires: 09-06-2022

Date

Notary's Seal (if on paper)

