Address New Owner:	Map-Parcel Numbers:	Send Tax Bills To:
Jarmaine Lydell Betts, Trustee **654 Ewing Drive** **Nashville, TN 37207**	**059-00-0-109.00**	**SAME**
This instrument prepared by: Carter Shelton Jones, PLC 2021 Richard Jones Road, Suite 240, Nashville, TN 37215		

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00) cash in hand paid, the receipt and sufficiency of which are hereby acknowledged, **Jarmaine Lydell Betts, single** (the "Grantor"), by these presents hereby transfers, assigns, and quitclaims to **Jarmaine Lydell Betts, Trustee of The JLB Revocable Trust dated March 9th , 2022** (the "Grantee"), Grantee's successors and assigns, all of Grantor's right, title, and interest in and to certain land in Davidson County, Tennessee, being more particularly described on EXHIBIT A attached hereto and incorporated hereby by reference (the "Property").

This is improved property known as **654 Ewing Drive, Nashville, TN 37207**.

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

Grantor and Grantee acknowledge that this Quitclaim Deed was prepared from information in prior deeds; that no request was made that Warner Jones or Carter Shelton Jones,

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Karen Johnson Davidson County
Batch# 823462 DEEDQC
03/17/2022 08:13:59 AM 3 pgs
Fees: $17.00 Taxes: $0.00

20220317-0030914

The actual consideration of this transfer is $-00-.

Affiant

Subscribed and sworn to before me this 9th day of March 2022.

LUCY RALPH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES JULY 07, 2025

Lucy Ralph
Notary Public
My Commission Expires: 7/7/25

PLC perform a title examination; and that neither Warner Jones nor Carter Shelton Jones, PLC shall have any liability for the status of the title to the property or for the accuracy of such information.

IN WITNESS WHEREOF, the Grantor has executed this Quitclaim Deed this 9th day of March 2022.

JARMAINE LYDELL BETTS

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Jarmaine Lydell Betts,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and seal at office in Nashville, Tennessee, on this the 9th day of March, 2022.

Notary Public

My Commission Expires:
7/7/25

LUCY RALPH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES JULY 07, 2025

EXHIBIT A

(Legal Description of the Property)

LAND IN DAVIDSON COUNTY, TENNESSEE DESCRIBED ACCORDING TO A MORTGAGE LOAN INSPECTION DATED JULY 27, 1984 BY JON KOHL, DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT IN THE SOUTHERLY BOUNDARY EWING DRIVE (NEW EWING ROAD), SAID POINT BEING THE NORTHWEST CORNER OF THE WATERS PROPERTY AS DESCRIBED IN BOOK 2022, PAGE 243, SAID REGISTER'S OFFICE; THENCE, SOUTH 03 DEG. 15 MIN. WEST 309.3 FEET TO A POINT; THENCE, NORTH 88 DEG. 22 MIN. WEST 138.1 FEET TO A POINT; THENCE, NORTH 03 DEG. 15 MIN. WEST 295.5 FEET TO A POINT; THENCE, FOLLOWING THE SOUTHERLY BOUNDARY OF EWING DRIVE IN AN EASTERLY DIRECTION 139.7 FEET TO THE POINT OF BEGINNING.

BEING the same property conveyed to Jarmaine Lydell Betts, single, from Jeffrey Lamar Betts, married and Jarmaine Lydell Betts, single, by quitclaim deed filed for record on November 16, 2021, Instrument Number 20211116-0152664, Register's Office for Davidson County, Tennessee.