Name and Address of New Owner:
Jody Davis and Colleen Davis
320 Old Hickory Boulevard, Unit 311
Nashville, TN 37221

Send Tax Bills To:
JP Morgan Chase Bank
1111 Polaris Parkway
Columbus, OH 43240-2050

This Instrument Prepared By:
Bell Law Settlement Services, LLC
112 30th Avenue North
Nashville, TN 37203

Map & Parcel No: 128 12 0A 011.00

Karen Johnson Davidson County
Batch# 932484 DEEDQC
10/21/2022 12:35:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20221021-0114852

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and legal sufficiency of which are hereby irrevocably acknowledged, **Jody Davis and Colleen Davis, husband and wife,** "the Grantors," convey and quitclaim unto **Jody G. Davis and Colleen L. Davis, Trustees, or their successors in interest, of the Davis Living Trust dated October 18, 2006, and any amendments thereto,** "the Grantee," the following described real estate in Davidson County, Tennessee:

Land in Davidson County, Tennessee being Unit 11, Building No. 3, Eagle Ridge at the Reserve Condominiums, a Horizontal Property Regime, located on Old Hickory Boulevard, Davidson County, Tennessee, as shown on the plat of Section 3, Phase 1A, Eagle Ridge at the Reserve Condominiums, recorded as Exhibit A to Master Deed of record in Instrument No. 20011011-0110875, as supplemented and amended in instrument No. 20020304-0026998, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the common Elements appurtenant to said unit as set forth in said Master Deed. Reference is hereby made to the plat of Eagle Ridge at the Reserve Condominiums as shown on Exhibit "A" to the Master Deed, of record as aforementioned, said Register's Office for a more complete identification and description of such unit.

Further being the same property conveyed to Jody Davis and Colleen Davis, husband and wife, by Warranty Deed from Susan Hayworth Foley, a married woman, of record in Instrument No. 20220509-0052826, in the Register's Office of Davidson County, Tennessee, dated April 28, 2022, and recorded on May 5, 2022.

Being the same property conveyed to Susan Hayworth Foley, a married woman, by Warranty Deed from Renae Spencer Hawkins, of record in Instrument No. 20211027-0144336, in the Register's Office of Davidson County, Tennessee, dated October 22, 2021 and recorded on October 27, 2021.

This is improved property known as 320 Old Hickory Boulevard, Unit 33, Nashville, TN 37221.

Grantors covenant that they are lawfully seized and possessed of said real estate, have good right and lawful authority to convey the same, that the title thereto is clear, free and unencumbered (except as hereinbefore specifically set out).

GRANTORS, BY EXECUTION OF THIS QUITCLAIM DEED, AND GRANTEE, BY ACCEPTANCE OF AND/OR FILING OF THIS QUITCLAIM DEED, HEREBY ACKNOWLEDGE THAT THIS DEED WAS PREPARED FROM INFORMATION FURNISHED BY THE PARTIES INVOLVED, AND PREPARER MAKES NO REPRESENTATION AS TO THE STATUS OF TITLE OR ACCURACY OF THE LEGAL DESCRIPTION HEREIN AND THAT NO TITLE INSURANCE IS BEING PROVIDED.

IN WITNESS WHEREOF, Grantors have executed this Quitclaim Deed on the 21st day of October, 2022.

_____(SEAL)
Jody Davis

_____(SEAL)
Colleen Davis

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, a Notary Public in and for said State and County, **Jody Davis and Colleen Davis**, the within named bargainor, 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 21 day of Oct., 2022.

SAMANTHA KING STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES JANUARY 3, 2023

_____
Notary Public
My commission expires: 1-3-2023

AFFIDAVIT OF VALUE

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The undersigned hereby offers this instrument for recording within the meaning of the statutes of the State of Tennessee under Tenn. Code Ann. Section 67-4-409, and hereby swears and affirms that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $0, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

_____
(Affiant)

SAMANTHA KING STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES JANUARY 3, 2023

Sworn to and subscribed before me this 21 day of Oct., 2022.

_____
Notary Public
My commission expires: 1-3-2023

Tennessee Certification of Electronic Document

I, Korla Lilley, do hereby make oath that I am a licensed Attorney, and/or the Authorized 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 to law on 10.21.2022 (date of document).

Affiant Signature

10.21.2022

Date

State of TN

County of Williamson

Sworn to and subscribed before me this 21ST day of OCTOBER, 2022.

DAVID R. A. ROETGER
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

Notary Public

COMMISSION EXPIRES: 6.21.25