Karen Johnson Davidson County
Batch# 957070 DEEDQC
01/03/2023 10:59:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20230103-0000186

This Instrument Prepared By:
Sherrard Roe Voigt & Harbison, PLC (CSW)
150 3rd Ave. South, Suite 1100
Nashville, TN 37201

QUITCLAIM DEED

Address New Owners:	Send Tax Bills To:	Map/Parcel Number:
Jan Peter van Eys and Patti van Eys 3504 Ruland PL Nashville, TN 37215	same	117 05 0 140.00

FOR GOOD AND VALUABLE CONSIDERATION, the receipt and sufficiency of which are hereby acknowledged, the undersigned, Jan Peter van Eys (the "Grantor"), does hereby quitclaim, transfer and convey all his right, title and interest in and to the following described property to Jan Peter van Eys and wife, Patti van Eys, as tenants by the entireties (the "Grantees"), in fee simple, said property being a tract or parcel of land in Davidson County, State of Tennessee, and any improvements thereon (the "Property"), more particularly described as follows:

Land in the 7th Civil District Of Davidson County, Tennessee, being lots Nos. 35 to 38 inclusive of Block "D" on the revised ·Plan of Life and Casualty Insurance Company's Subdivision of Woodmont Acres, as of record in Book 843, page 102, Register's Office for said County.

Said Lots Nos. 35 to 38 inclusive front 25 feet on the easterly side of Ruland Place and run back between parallel lines, 155 feet to a dead line.

Being the same property conveyed to Jan Peter van Eys, by Co-Executor's Deed from Jan Peter van Eys and Dickey Catherine Fuchs, Co-Executors for the Jan van Eys Estate, dated October 14, 2022, of record at Instrument No. 20221014-0112917, Register's Office for Davidson County, Tennessee.

The legal description is the same as the previous deed of record.

This is improved property known as 3504 Ruland Place, Nashville, Tennessee 37215.

This Property is being transferred expressly subject to all limitations, restrictions and encumbrances that may affect the Property.

The purpose of this conveyance is to vest title to the Grantor's interest in the Property in Jan Peter van Eys and wife, Patti van Eys, as tenants by the entirety.

IN WITNESS WHEREOF, the Grantor has executed this instrument to be effective as of the 22 day of December, 2022.

Jan Peter van Eys, Grantor

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, a Notary Public in and for the County and State aforesaid, personally appeared Jan Peter van Eys, Grantor, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and seal at office in Nashville, Tennessee, this 22 day of December, 2022.

Cassandra M. Hatton
Notary Public

My Commission Expires: 03/03/2026

CASSANDRA HATTON
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 03/03/2026
DAVIDSON COUNTY

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

This transfer is exempt from taxation pursuant to T.C.A. § 67-4-409(a)(1)(C)(i).

Jan Peter van Eys, Affiant

Subscribed and sworn to before me this 22 day of December, 2022.

Cassandra M. Hatton
Notary Public

My Commission Expires: 03/03/2026

CERTIFICATE OF AUTHENTICITY

I, Carolyn S. Wenzel, 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 12/22/2022.

Carolyn S. Wenzel

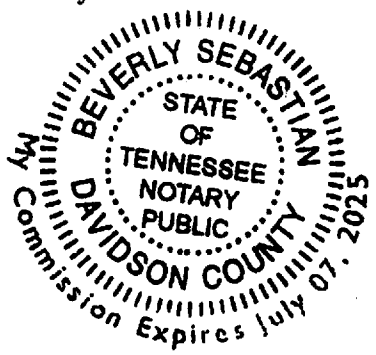
1/3/2023
Date

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Sworn to and subscribed before me this 3rd day of January, 2023.

Notary Public

My Commission Expires: 7/7/2025



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