Karen Johnson Davidson County
Batch# 963274 DEEDQC
01/23/2023 09:12:30 AM 6 pgs
Fees: $32.00 Taxes: $0.00
20230123-0004965

THIS INSTRUMENT PREPARED BY:	WHEN RECORDED RETURN TO:	Send Tax Bills To Grantee(s) at:	Map & Parcel No.
Carolyn Dale Attorney at Law*, c/o Betters Law Firm PLLC, 800 Town & Country Boulevard, Suite 500, Houston, Texas 77024	Doma Insurance Agency, Inc. FKA States Title Agency, Inc. Recording Dept 4 Park Plaza Suite 1500 Irvine, CA 92614	Jamie Hall 6032 Port Jamaica Drive, Hermitage, TN 37076	098 05 0 007.00

QUITCLAIM DEED

FOR ZERO DOLLARS ($0.00), and other good and valuable consideration, given by Jamie Hall, an unmarried woman, whose address is 6032 Port Jamaica Drive, Hermitage, TN 37076 ("Grantee(s)"), the receipt and sufficiency all of which is hereby acknowledged, Jamie Diane Hall, Trustee, and her successors in trust, of THE JAMIE DIANE HALL REVOCABLE LIVING TRUST, whose address is 6032 Port Jamaica Drive, Hermitage, TN 37076, ("Grantor(s)"), does hereby quitclaim and convey unto Grantee(s), Grantee's heirs, and assigns (if applicable), all of Grantor's right, title and interest in and to a certain tract or parcel of land located in Davidson County, Tennessee and described as follows:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT 117 ON THE PLAN OF LAKE PARK, SECTION, 3, AS OF RECORD IN BOOK 4660, PAGE 90, REGISTER'S OFFICE FOR SAID COUNTY, TO WHICH PLAN REFERENCED IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION.

The legal description was obtained from a previously recorded instrument or from the title commitment generated for this transaction.

Being the same real estate conveyed to Grantor(s) by instrument recorded on 05/16/2016 at Instrument Number 20160516-0048820 in the Register's Office of Davidson County, Tennessee.

Commonly known as 6032 Port Jamaica Drive, Hermitage, TN 37076. This address is provided for informational purposes only.

Subject to all valid easements, rights-of-way, reservations, covenants and restrictions of record.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the property. AND, subject always to those liens, easements, encumbrances and exceptions of record.

As used herein, pronouns shall be construed according to their gender and number according to the context thereof.

NOTICE: This instrument was prepared by local counsel for Betters Law Firm PLLC ("BLF") at the request of Doma Insurance Agency, Inc. ("Client") using information provided by Client. Unless BLF has been informed of any reservations required by the grantor, the reservations are not included in this instrument. Any transfer tax calculations provided are estimates and the exemption recommendations are based on the best information that BLF has from the recording jurisdiction regarding exemptions at the time of document preparation. By accepting this instrument, all parties to the transaction release BLF from any liability. BLF has not investigated or verified information provided by Client and BLF does not warrant the validity of the information nor quality of title to the real estate described above. BLF does not represent any of the parties named in this instrument. The parties should seek independent legal counsel for advice concerning the effect and consequences of this instrument. Parties should be aware that on occasion, Client alters instruments after BLF has provided the instrument and without the consent of BLF or its local counsel. BLF is not responsible for any such alteration.

[Signature Page Follows]

File No. TF-351277

GRANTOR(S):
THE JAMIE DIANE HALL REVOCABLE LIVING TRUST

Jamie Hall

By: Jamie Diane Hall, Trustee

ACKNOWLEDGMENT

STATE OF Tennessee)
)
COUNTY OF Davidson)

Personally appeared before me, Michelle R Davis, notary public, Jamie Diane Hall, Trustee of THE JAMIE DIANE HALL REVOCABLE LIVING TRUST, the within named Grantor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 11 day of January, 2023.

Michelle R Davis

Notary Public

Michelle R Davis

Notary Public Name (Printed)

My Commission Expires: 7/2/2024

MICHELLE R. DAVIS
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY
My Commission Expires 07-02-2024

OATH OF CONSIDERATION

The actual consideration or value, whichever is greater, for this transfer is $0.00.

GRANTEE(S):

Jamie Hall

ACKNOWLEDGMENT

STATE OF TENNESSEE

COUNTY OF Davidson

Personally appeared before me, Michelle R Davis, notary public, Jamie Hall, an unmarried woman, the within named Grantee(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person(s) executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 11 day of January, 2023.

Michelle R Davis

Notary Public

Michelle R Davis

Notary Public Name (Printed)

My Commission Expires: 7/2/2024

(For Recording Data Only)

MICHELLE R. DAVIS
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY
My Commission Expires 07-02-2024

Tennessee Certification of Electronic Document

I, Tanya Rivas, 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 1/11/23 (date of document).

Affiant Signature

01/19/23.
Date

State of _____

County of _____

Sworn to and subscribed before me this _____ day of _____, 2_____.

See Attached

Notary's Signature

MY COMMISSION EXPIRES: _____

NOTARY'S SEAL

CALIFORNIA JURAT GOVERNMENT CODE § 8202

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California

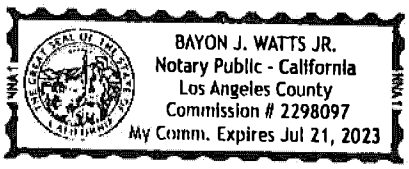
County of ORANGE

Subscribed and sworn to (or affirmed) before me on this 19th (Date) day of JAN (Month), 2023 (Year), by

(1) IKENYA RIVAS

(and (2) _____),
Name(s) of Signer(s)

proved to me on the basis of satisfactory evidence to be the person(s) who appeared before me.



Signature _____
Signature of Notary Public

Place Notary Seal and/or Stamp Above

OPTIONAL

Completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.

Description of Attached Document

Title or Type of Document: TENN CERT OF ELECDOC

Document Date: JAN 19th 2023 Number of Pages: _____

Signer(s) Other Than Named Above: NONE

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