Address New Owner:	Map-Parcel Numbers:	Send Tax Bills To:
Madeline Jenney and Bryce Jenney 4710 B Illinois Avenue Nashville, TN 37209	**09111043800**	**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, **Bryce Jenney and Madeline J. Harland NKA Madeline Jenney, as joint tenants with right of survivorship** (the "Grantors"), by these present hereby transfer, assign, and quitclaim to **Madeline Jenney and Bryce Jenney, husband and wife, as tenants by the entirety** (the "Grantees"), Grantees' successors and assigns, all of Grantors' 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 **4710 B Illinois Avenue, Nashville, TN 37209.**

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

Karen Johnson Davidson County
Batch# 968983 DEEDQC
02/08/2023 01:35:26 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20230208-0009264

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

Affiant

Subscribed and sworn to before me this 1st day of February, 2023.

WARNER JONES STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON

Notary Public
My Commission Expires: 3/4/24

Grantors and Grantees acknowledge that this Quitclaim Deed was prepared from information in prior deeds; that no request was made that Warner Jones or Carter Shelton Jones, 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 Grantors have executed this Quitclaim Deed this 1st day of February, 2023.

Bryce P. Jenney
BRYCE JENNEY

Madeline J Jenney
MADELINE J. HARLAND
NKA MADELINE JENNEY

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 **Madeline J. Harland NKA Madeline Jenney and Bryce Jenney,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and seal at office in Nashville, Tennessee, on this the 1st day of February, 2023.

Notary Public

My Commission Expires:
3/4/24

WARNER JONES
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

EXHIBIT A

(Legal Description of the Property)

Land in Davidson County, Tennessee, being Lot No. 621 of Block No. 106, Plan No. 1, West Nashville, as of record in Book 57, Pages 74 and 75, Register's Office for Davidson County, Tennessee, in which plan reference is hereby made for a more complete description.

This conveyance is subject to all easements, restrictive covenants and conditions, and all other matters of record, including all items set out on any applicable plat of record.

BEING the same property conveyed to Bryce Jenney and Madeline J. Harland, as joint tenants with right of survivorship, from 4710 Illinois, LLC, a Tennessee Limited Liability Company, by warranty deed filed for record on June 13, 2017, Instrument Number 20170613-0059363, as of record in the Register's Office for Davidson County, Tennessee.