This Instrument Prepared By:
Legacy Law Group, PLLC
216 Centerview Drive
Suite 140
Brentwood, Tennessee 37027

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This instrument was prepared without the benefit of a formal title search, abstract or survey and was prepared with the description of the property as furnished by the parties. The preparer of this instrument assumes no liability whatsoever either for the accuracy of the legal description or the status of the title to the property.

Karen Johnson Davidson County
Batch# 1021277 DEEDWARR
06/30/2023 11:50:30 AM 5 pgs
Fees: $27.00 Taxes: $0.00
20230630-0050124

New Owner:	**Send Tax Bill:**	**Map/Parcel**
JEFFREY JACKSON, Trustee ELIZABETH JACKSON, Trustee JACKSON REVOCABLE LIVING TRUST dated July 27, 2021 227 Winburn Lane Franklin, TN 37069	SAME	159-06-0B-033-00

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

The actual consideration for this transfer is NONE (0). (Exempt pursuant to T.C.A. 67-4-409[a][3][F]).

AFFIANT

LINDSAY WEISS HANSON
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
MY COMM. EXPIRES 01/26/2025

Sworn to and subscribed before me this June 19th, 2023.

Notary Public

My Commission Expires: 1/26/2025

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of -0- Dollars, and other good and valuable consideration, we, JEFFREY JACKSON and ELIZABETH JACKSON, husband and wife, do hereby transfer and convey any and all interest owned by us in and to that certain real estate located in Davidson County, Tennessee, being more particularly described on **EXHIBIT A**, which is attached hereto and made a part hereof, to JEFFREY JACKSON and ELIZABETH JACKSON, Trustees of the JACKSON REVOCABLE LIVING TRUST, dated July 27, 2021, as tenants by the entireties.

This instrument of conveyance is governed by Section 35-15-510, Tennessee Code Annotated, which is intended to preserve the immunity from the claims of the separate creditors of one of us for property held by us as tenants by the entireties, despite its conveyance to our revocable trust.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging to the said Grantees, their successors, heirs and assigns forever, we covenant we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it and that the same is unencumbered.

We further covenant and bind ourselves, our heirs, and representatives to warrant and forever defend the title to said real estate to said Grantees, their successors, heirs and assigns against the lawful claims of all persons.

Whenever used, the singular number shall include the plural, the plural the singular and the use of any gender shall be applicable to all genders.

WITNESS MY HAND this June 14th, 2023.

By: _____
JEFFREY JACKSON

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named JEFFREY JACKSON, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Brentwood, Tennessee, this June 14th, 2023.

_____
NOTARY PUBLIC

My Commission Expires: 1/26/2025



WITNESS MY HAND this June 19th, 2023.

ELIZABETH JACKSON

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named ELIZABETH JACKSON, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Brentwood, Tennessee, this June 19th, 2023.

NOTARY PUBLIC

My Commission Expires: 1/26/25

LINDSAY WEISS HINSON
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
MY COMM. EXPIRES 01/26/2025

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Exhibit A

Property Description

Said property is described to wit:

Land in Davidson County, Tennessee, being Lot No. 33, on the plan of FINAL PLAT VOCE, PHASE 2B MAJOR SUBDIVISION, as shown on plat of record in Instrument 20160808-0082374, Register's Office for Davidson County, reference to which is hereby made for a more complete description.

Being the same property conveyed to JEFFREY JACKSON and ELIZABETH JACKSON, husband and wife, by Warranty Deed of record from VOCE DEVELOPMENT COMPANY, LLC, a Tennessee limited liability company, in Instrument No. 20220815-0092274, Register's Office for Davidson County, Tennessee.

This Conveyance is subject to any and all zoning regulations, building restrictions, setback lines, conditions, covenants, and restrictions (as may be amended or supplemented), all easements, utility easements or rights of ways for public utilities that may appear in the appropriate public record.

The foregoing legal description is the same as contained in the previously recorded deed.

This is unimproved property known as 1741 Woodsong Drive, Brentwood, Tennessee 37027.

Tennessee Certification of Electronic Document

I, ERIC J. SCOTT, 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 June 19 2023 (date of document).

Signature

June 19, 2023

Date

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Sworn to and subscribed before me this 19th day of June, 2023.

Notary Public
My Commission expires: 10/14/26

KRISTEN N. SMITH
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
MY COMM. EXPIRES 10/14/2026