Karen Johnson
Batch # 1120634
04/09/2024 08:45:25 AM
Fees: $12.00 Taxes: $0.00

Davidson County
DEEDQC
2 pgs

20240409-0024976

LUCAS D. BOTTORFF
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration for this transfer is $-0-

David Zanitsch

Julia Zanitsch

This instrument was prepared by:
Mill Creek Legal, PLLC
7209 Haley Industrial Drive, Suite 200
Nolensville, TN 37135

Subscribed and sworn before me this 4th day of April, 2024.

Notary Public
My Commission Expires: 6/26/2024

QUITCLAIM DEED

New Owner(s)	*Map & Parcel Nos.*
J and D Zanitsch Living Trust 2943 Jenry Drive Nashville, TN 37214	085 14 0B 004.00

Send tax bill to New Owner

For good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, I, **David Zanitsch and Julia Zanitsch,** husband and wife, ("Grantor"), by these presents do hereby remise, release, quitclaim and convey unto **J and D Zanitsch Living Trust** U/A dated 04/04/2024 ("Grantee"), all of our right, title and interest in and to the following described real property located in the County of Davidson, State of Tennessee:

Land in Davidson County, Tennessee, being Lot No. 4 on the Final Plat of Donelson Downs, a Planned Unit Development, of record in Instrument No. 20190221-0015852, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property **conveyed to David Zanitsch and Julia Zanitsch,** husband and wife, by Warranty Deed from **David Zanitsch,** a married man of record in Instrument No. 20191022-0108163 in the Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing easements and restrictions of record.

This is improved property known as 2943 Jenry Drive, Nashville, TN 37214

WITNESS my hand this 4th day of April, 2024.

Grantor – David Zanitsch

Grantor – Julia Zanitsch

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State aforesaid, the within named Grantor, David Zanitsch and Julia Zanitsch, with whom I am personally acquainted and who acknowledged that the Grantor executed this Quitclaim Deed for the purposes therein contained.

Witness my hand and official seal at Nolensville, Tennessee, 4th day of April, 2024.

Notary Public

LUCAS D. BOTTORFF
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

My Commission Expires: 6/26/2024

This Quitclaim Deed Was Prepared By:
Mill Creek Legal, PLLC
7209 Haley Industrial Drive, Suite 200
Nolensville, TN 37135