Karen Johnson Davidson County
Batch # 1141056 DEEDQC
05/30/2024 03:49:02 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20240530-0040305

This Instrument Prepared By:

J. Allen Reynolds III
Evans, Jones & Jones, P.C.
401 Commerce Street, Suite 710
Nashville, Tennessee 37219-2405

QUITCLAIM DEED

Address of New Owner:	Send Tax Bills To:	Map-Parcel Numbers:
The 2024 Jones Community Property Trust 608 Westover Drive Nashville, Tennessee 37205	The 2024 Jones Community Property Trust 608 Westover Drive Nashville, Tennessee 37205	130 02 0 098.00

This instrument prepared from information supplied by the parties, for which preparer assumes no responsibility. Preparer of this instrument makes no representation as to the title of the property described herein.

This conveyance is exempt from transfer tax pursuant to Section 67-4-409(a)(1)(C)(vii), Tennessee Code Annotated.

FOR AND IN CONSIDERATION of One and No/100 Dollar ($1.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **Richard A. Jones** and wife, **Anne B. Jones**, by these presents do hereby quitclaim and convey unto **Richard Austin Jones and Anne Briscoe Jones, as Trustees of The 2024 Jones Community Property Trust** created pursuant to instrument of revocable trust dated May 30, 2024, their successors and assigns, with the right and ability to sell, encumber and otherwise convey without the joinder of any beneficiary, all of their right, title and interest in and to the following described tract of land situated in Davidson County, Tennessee:

> Land in Davidson County, Tennessee, being Lot No. 12 on the Plan of The Country Club Land Company's Subdivision of the 25 Acre Tract in Belle Meade, as of record in Plat Book 421, page 116, Register's Office for said County, to which plan references is made for a more complete description.

Being a portion of the same property conveyed to Richard A. Jones and wife, Anne B. Jones, by Warranty Deed from Mary M. Smith, widow, of record in Book 7817, Page 770, Register's Office for Davidson County, Tennessee.

This is improved property, known as 608 Westover Drive, Nashville, Tennessee 37205

WITNESS our hands this 30th day of May, 2024.

Richard A. Jones

Anne B. Jones

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, J. Allen Reynolds III, Notary Public, **Richard A. Jones** and **Anne B. Jones**, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Sworn to and subscribed before me, this 30th day of May, 2024.

Notary Public

J. ALLEN REYNOLDS III
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires: 1-11-26

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