This Instrument prepared by: James M. DiVerde, Jr.

QUIT CLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, that **ARVEL ELDRIDGE and DIANE ELDRIDGE, Grantors,** on this the 11th day of June, 2024, for and in consideration of the sum of One and no/100 Dollars, do(es) hereby quit claim unto **JTN, LLC, a Tennessee limited liability company, Grantee**, all their right, title and interest in and to the following described real estate, to wit:

Land in Davidson County, Tennessee, being Lot No. 495 on the Plan of Section Five, Hermitage Hills of record in Plat Book 3300, Page (s) 1 and 2, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Arvel Eldridge and Diane Eldridge, husband and wife, by Warranty Deed from Sherri Ann Owenby and Charles Ray Owenby Jr, wife and husband, of record in Instrument No. 20210723-0099418 Register's Office for Davidson County, Tennessee, dated July 20, 2021 and recorded on July 23, 2021.

This property is known as 5017 Bonnavista Drive, Hermitage, TN 37076.

IN TESTIMONY WHEREOF I/we have hereunto set my/our hand(s) this 11th day of June, 2024.

ARVEL ELDRIDGE

DIANE ELDRIDGE

STATE OF ILLINOIS
COUNTY OF WINNEBAGO

Before me, the undersigned Notary Public in and for the County and State aforesaid, personally appeared ARVEL ELDRIDGE and DIANE ELDRIDGE with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged to be person(s) within named and that they executed the foregoing instrument for the purpose therein contained.

Witness my hand and seal this 11th day of June, 2024.

OFFICIAL SEAL
JAMES M. DIVERDE
Notary Public, State of Illinois
My Commission Expires 12/13/25

Notary Public

My commission expires:

I, or we, hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer is $1.00.

Affiant

STATE OF ILLINOIS
COUNTY OF WINNEBAGO

Subscribed and sworn before me this the 11th day of June, 2024.

OFFICIAL SEAL
JAMES M. DIVERDE
Notary Public, State of Illinois
My Commission Expires 12/13/25

Notary Public

My commission expires:

Karen Johnson Davidson County
Batch# 1146741 DEEDQC
06/13/2024 10:17:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20240613-0044305

Prepared by and return to:
James M. DiVerde, Jr.
HARDYMAN | DIVERDE
124 N. Water Street, Suite 100
Rockford, Illinois 61107
(815) 964-8888
jdiverde@hardymandiverde.com

The following information is not a part of this Deed:

Property Address:	5017 Bonnavista Drive Hermitage, TN 37076
Owner's Name and Address	JTN, LLC, a Tennessee LLC 5017 Bonnavista Drive Hermitage, TN 37076
Parcel Number	074-12-0-165.00
Mail Tax Bills to:	JTN, LLC Attn: Diane Eldridge 8416 Jamesport Drive Rockford, IL 61108

Tennessee Certification of Electronic Document

I, James M. DiVerde, Jr., 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 11, 2024 (date of document).

Affiant Signature

6/13/24
Date

State of Illinois

County of Winnebago

Sworn to and subscribed before me this 13th day of June, 2024.

Notary's Signature

MY COMMISSION EXPIRES: 9-1-2024

NOTARY'S SEAL

OFFICIAL SEAL
KATHRYN LASSANDRO
Notary Public, State of Illinois
My Commission Expires 09/01/24