Karen Johnson Davidson County
Batch# 1161351 DEEDQC
07/24/2024 03:00:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20240724-0055981

PREPARED BY:

S. Elizabeth Greene, Esq.
HAZARD LAW, PLLC
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STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Actual consideration for this transfer is -$0-.

William Joseph Vaughn
AFFIANT

Subscribed and sworn to before me on this day, July 24, 2024.

Courtney M. Hall
Notary Public

My Commission Expires:

COURTNEY M. HALL STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF WILLIAMSON MY COMM. EXPIRES 09/15/2027

New Owner Address:
Vaughn Family Trust
3204 Knobview Drive
Nashville, TN 37214

Send Tax Bills To:
Same

Map-Parcel Number:
84-12 149

QUITCLAIM DEED

William Joseph Vaughn and wife, Jeanne Robinette Vaughn (collectively, "Grantor"), for consideration of $10.00, hereby release, remise, and quitclaim to William Joseph Vaughn and Jeanne Robinette Vaughn, Co-Trustees of the **Vaughn Family Trust**, dated July 24, 2024 ("Grantee"), a joint revocable trust established by Grantor, all right, title and interest of Grantor in and to that certain real property in Davidson County, Tennessee, described in Exhibit A.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

GRANTOR, BY EXECUTION OF THIS QUITCLAIM DEED, AND GRANTEE, BY ACCEPTANCE OF THIS QUITCLAIM DEED HEREBY ACKNOWLEDGE THAT NO TITLE INSURANCE IS BEING PROVIDED AND THAT THIS QUITCLAIM DEED DOES NOT INCLUDE ANY ADVICE FROM PREPARER REGARDING TITLE INSURANCE, SURVEYS, INSPECTIONS, ENCUMBRANCES, EASEMENTS, SHORT-TERM RENTAL PROPERTY PERMITTING AND OTHER USAGE PERMITTING, AND GREENBELT AND OTHER TAX QUALIFICATIONS.

<Signature page to follow.>

WITNESS my hand on this day, **July 24, 2024**.

William Joseph Vaughn

Jeanne Robinette Vaughn

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, a Notary Public in and for said County and State, the within named **William Joseph Vaughn and Jeanne Robinette Vaughn**, with whom I am personally acquainted (or whose identity was proved to me on the basis of satisfactory evidence), and who acknowledged that such persons executed the foregoing instrument as such persons' free act and deed and for the purposes contained therein.

WITNESS my hand and official seal, at office, on this day, July 24, 2024.

Notary Public

My Commission Expires: _____

COURTNEY M. HALL
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
MY COMM. EXPIRES 06/16/2027

EXHIBIT A

Being Lot No. 53, on the plan of Nob Hill, of record in Plat Book 2663, Page 31, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to William Joseph Vaughn and wife, Jeanne Robinette Vaughn, from Kelley Estes, Executrix of the Estate of Sue Faidley Hamblin, by deed of record in Book 8815, Page 93, Register's Office for Davidson County, Tennessee.

The legal description above is the same as in the previous deed of record.

This property is commonly known as 3204 Knobview Drive, Nashville, TN 37214.

CERTIFICATE OF AUTHENTICITY

I, S. Elizabeth Greene, Esq., do hereby make oath that I am a licensed attorney and 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 July 24, 2024.

Affiant Signature

July 24, 2024
Date

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Sworn to and subscribed before me on this day, July 24, 2024.

Courtney M. Hall
Notary Public

My Commission Expires: _____

COURTNEY M. HALL
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
MY COMM. EXPIRES 08/19/2027