Karen Johnson
Batch # 1167024
08/06/2024 01:39:07 PM
Fees: $17.00 Taxes: $0.00

Davidson County
DEEDQC
3 pgs

20240806-0059933

THIS INSTRUMENT PREPARED BY: **Martin Heller Potempa & Sheppard** 2122 21st Avenue South Nashville, Tennessee 37212 (615) 800-7096 This Deed was prepared based on information provided by the parties and no independent title examination was prepared.	STATE OF TENNESSEE COUNTY OF DAVIDSON The actual consideration for this transfer is: $10.00 JEFFREY JACOBS, AFFIANT Subscribed and sworn to before me, this 31 day of July 2024. NOTARY PUBLIC My Commission Expires: 01-04-27

JESSICA ANN CLEGG
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMM. EXPIRES JANUARY 4, 2027

QUITCLAIM DEED

Address New Owner:	**Send Tax Bills To:**	**Tax Information:**
JEFFREY W. JACOBS and TORI J. JACOBS, CO-TRUSTEES 2034 Traemoor Village Drive Nashville, TN 37209	New Owner	Map and Parcel No.: 114-7-A-11CO

FOR AND IN CONSIDERATION of Ten and No/100ths Dollars ($10.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, we, Jeffrey Jacobs and Tori Jacobs, husband and wife, (collectively as "Grantor") do hereby quitclaim, transfer and convey unto Jeffrey W. Jacobs and Tori J. Jacobs, Co-Trustees of the Jacobs Joint Revocable Trust, created June 12, 2024, its successors and assigns, all of our right, title and interest in certain real property in the County of Davidson, State of Tennessee, identified below.

This is improved property known as 2034 Traemoor Village Drive, Nashville, TN 37209, and more particularly described as follows:

Land in Davidson County, Tennessee, being Unit No. 11 of The Townhomes of Traemoor Village, as shown on Exhibit "A-1" of the Amended and Restated Declaration of Covenants,

Conditions and Restrictions of record in Instrument No. 20080318-0027145, Register's Office for said County, to which reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Jeffrey Jacobs and Tori Jacobs, husband and wife, from Beazer Homes Corp., a Tennessee Corporation, by Warranty Deed recorded in the Register's Office of said county and state at Instrument No. 20080730-0077887.

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

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

This quitclaim deed was prepared based upon information provided by the parties and no independent title examination was prepared in preparation of this deed.

IN WITNESS WHEREOF, Grantor has executed this instrument on this the 31 day of July 2024.

Jeffrey Jacobs, Grantor

Tori Jacobs, Grantor

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public, in and for the said county and state, the within named **Jeffrey Jacobs**, the Grantor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 31 day of July 2024.

Notary Public

My Commission Expires: 01-04-27

JESSICA ANN CLEGG
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMM. EXPIRES JANUARY 4, 2027

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public, in and for the said county and state, the within named **Tori Jacobs**, the Grantor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 31 day of July 2024.

Jessica Ann Clegg

Notary Public

My Commission Expires: 01-04-27

JESSICA ANN CLEGG
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMM. EXPIRES JANUARY 4, 2027