Address New Owner:	Map-Parcel Numbers.	Send Tax Bills To.
Ethan John Zoubek, Trustee **316 Fairfax Avenue** **Nashville, TN 37212**	**104-10-0-099.00**	**SAME**
This instrument prepared by Carter Shelton Jones, PLC 2021 Richard Jones Road, Suite 240, Nashville, TN 37215		

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of One Dollar ($1 00) cash in hand paid, the receipt and sufficiency of which are hereby acknowledged, **Ethan John Zoubek and Kimberly Ann Zoubek, Co-Trustees of the Zoubek Family Revocable Trust dated December 18, 2020** (the "Grantors"), by these present hereby transfer, assign, and quitclaim to **Ethan John Zoubek, Trustee of the Ethan John Zoubek Revocable Trust dated March 12, 2025** (the "Grantee"), Grantee's successors and assigns, all of Grantors' right, title, and interest in and to certain land in Davidson County, Tennessee, being more particularly described on EXHIBIT A attached hereto and incorporated hereby by reference (the "Property").

This is improved property known as **316 Fairfax Avenue, Nashville, TN 37212**

The Property is conveyed expressly subject to all limitations, restrictions, and encumbrances as may affect the Property.

Karen Johnson Davidson County
Batch # 1246127 DEEDQC
03/14/2025 09 43 03 AM 3 pgs
Fees $17 00 Taxes $0 00

20250314-0018749

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration of this transfer is $-00-

Affiant

Subscribed and sworn to before me this 12th day of March, 2025

KATIE CESERETTI
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

Notary Public
My Commission Expires 06/20/2027

Grantors and Grantee acknowledge that this Quitclaim Deed was prepared from information in prior deeds, that no request was made that Warner Jones or Carter Shelton Jones, PLC perform a title examination, and that neither Warner Jones nor Carter Shelton Jones, PLC shall have any liability for the status of the title to the property or for the accuracy of such information

IN WITNESS WHEREOF, the Grantors have executed this Quitclaim Deed this 12th day of March, 2025

ETHAN JOHN ZOUBEK

KIMBERLY ANN ZOUBEK

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Ethan John Zoubek and Kimberly Ann Zoubek, Co-Trustees of the Zoubek Family Revocable Trust dated December 18, 2020**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and seal at office in Nashville, Tennessee, on this the 12th day of March, 2025

Notary Public

My Commission Expires:
06/20/2027

KATIE DESERETTI
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

EXHIBIT A

(Legal Description of the Property)

Land in Davidson County, Tennessee, being Lot No. 54 on the Plan of Bransford Realty Co's, West End Heights Subdivision of record in Plat Book 332, Page 124, and 125, 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 Ethan John Zoubek and Kimberly Ann Zoubek, Co-Trustees of the Zoubek Family Revocable Trust dated December 18, 2020, from Ethan J Zoubek and Kimberly Zoubek, husband and wife, by quitclaim deed filed for record on December 22, 2020, Instrument Number 20201222-0152007, as of record in the Register's Office for Davidson County, Tennessee