QUITCLAIM DEED

Karen Johnson
Batch # 1290361
06/26/2025 08 32 03 AM
Fees $12 00 Taxes $0 00

Davidson County
DEEDQC
2 pgs

20250626-0050239

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0 00

B Jackson
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20TH DAY OF JUNE, 2025

NOTARY PUBLIC

MY COMMISSION EXPIRES 4.19.27

RUFFIN CRAIG
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

THIS INSTRUMENT WAS PREPARED BY AND RETURN TO

The Law Office of S. Ruffin Craig, Jr., PLLC
750 Old Hickory Blvd.
Bldg. Two, Suite 150
Brentwood, Tennessee 37027

This instrument was prepared by information furnished by the parties herein

No Warranty of Title either expressed or implied

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
John M Jackson, Jr and Barbara Albers Jackson, Co-Trustees of the Jackson Family Revocable Trust	New Owner	117-02-0D-004 00-CO
(NAME) 7428 Kreitner Dr	(NAME)	
(ADDRESS) Nashville, TN 37221	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of Zero Dollars ($0 00), and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, **John McReynolds Jackson and Barbara Albers Jackson, husband and wife, ("Grantors")**, do hereby release, quit claim and convey unto **John M. Jackson, Jr. and Barbara Albers Jackson, Co-Trustees of the Jackson Family Revocable Trust U/A dated May 30, 2025, ("Grantee")**, all of Grantors' interest in and to a certain tract or parcel of real estate located in Davidson County, Tennessee, described as follows to wit.

A certain condominium located in Davidson County, Tennessee, being Unit No 4 on the Plan of The Clairmont Condominiums of record in Book 6200, page 551, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete and accurate legal description of the property

Being the same property conveyed to **John McReynolds Jackson and Barbara Albers Jackson, husband and wife** by Warranty Deed from Frank J Delfino and wife, Donna K Delfino of record in Instrument No

20170706-0067854, Register's Office for Davidson County, Tennessee, dated June 30, 2017 and recorded on July 6, 2017

THIS CONVEYANCE IS MADE SUBJECT TO (1) all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record, (2) any and all applicable governmental and/or zoning regulations

The foregoing legal description is the same as contained in the resource of title shown above

This is improved property known as. 3017 Woodlawn Drive, Nashville, TN 37215

The legal description contained herein is the same as that contained in the previous deed of record

WITNESS OUR HANDS this 20th day of June, 2025

John McReynolds Jackson

Barbara Albers Jackson

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 20 day of June, 2025, before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **John McReynolds Jackson** and **Barbara Albers Jackson**, to me known to be the persons described in and who executed the foregoing instrument and acknowledged that they executed the same as their free act and deed.

Notary Public

Commission expires 4.19.27

RUFFIN CRAIG
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON