Karen Johnson
Batch # 1310419
08/15/2025 10:17 AM
Fees: $17.00 Taxes: $0.00

Davidson County
DEEDQC
3 pgs

20250815-0065129

THIS INSTRUMENT PREPARED BY:
Wagon Wheel Title & Escrow, LLC
204 South 11th Street
Nashville, TN 37206
615.650.5100

QUITCLAIM DEED

This quitclaim deed was prepared without the benefit of a title search.

Address of New Owner(s):	Send Tax Bills to:	Map & Parcel:
Jeffrey Newton and Victoria Taylor 2637 Bowwater Lane Antioch, Tennessee 37013	NEW OWNERS	173-09-0B-158.00-CO

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00), cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, **Jeffrey Newton, unmarried,** by these presents does hereby quitclaim and convey unto **Jeffrey Newton, unmarried, and Victoria Taylor, unmarried, as joint tenants with rights of survivorship,** their heirs, successors and assigns, all his right, title and interest in and to the following described tract of land:

Being a certain lot or parcel of land lying in Davidson County, State of Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 251, on the plan of Barnes Cove, Phase 3, Section 2, as of record in Instrument No. 20060228-0023165, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description of said lot.

Being the same property conveyed to Jeffrey Newton, a single man by Warranty Deed from Arsento Hatchett and Marquita Hatchett, husband and wife, dated July 8th, 2019, and recorded July 12, 2019, in Instrument No. 20190712-0067980, Register's Office of Davidson County, Tennessee.

Commonly known as: 2637 Bowwater Lane, Antioch, Tennessee 37013.

STATE OF Virginia
COUNTY OF Loudoun

The actual consideration for this transfer is $0.00.

Subscribed and sworn to before me this the 14th day of August 2025.

Jeffrey Newton
Affiant

My commission expires: 10/31/2028
(Affix Seal)

Notary Public

Notarized remotely online using communication technology via Proof.

Kyle D. Tyler
REGISTRATION NUMBER
7524615
COMMISSION EXPIRES
October 31, 2028

IN WITNESS WHEREOF, the undersigned has executed this Quitclaim Deed on this 14th day of August 2025.

Jeffrey Newton

Jeffrey Newton

STATE OF Virginia
COUNTY OF Loudoun

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named **Jeffrey Newton**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal this the 14th day of August 2025.

Kyle D. Tyler
REGISTRATION NUMBER
7524615
COMMISSION EXPIRES
October 31, 2028

Notary Public

My Commission Expires: 10/31/2028

Notarized remotely online using communication technology via Proof.

Tennessee Certification of Electronic Document

I, Joseph S. Wheeler, 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 8/14/25 (date of document).

Affiant Signature

8/14/2025
Date

State of VA

County of Loudoun

Sworn to and subscribed before me this 14 day of August, 2025.

Notary's Signature

MY COMMISSION EXPIRES: 8/31/27

NOTARY'S SEAL

