THIS INSTRUMENT WAS PREPARED BY INFORMATION FURNISHED BY THE PARTIES. THE PREPARER MAKES NO CLAIM OR WARRANTIES AS TO THE STATUS OF THE TITLE.

Karen Johnson Davidson County
Batch # 1342750 DEEDQC
11/07/2025 10:58:53 AM 3 pgs
Fees: $17.00 Taxes: $0.00

20251107-0088849

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $-0.

Affiant

Subscribed and sworn to before me, this 31 day of October, 2025.

Notary Public

My commission expires: 7-22-29

KAREN K. VALENTINE
STATE OF TENNESSEE NOTARY PUBLIC
ROBERTSON COUNTY

THIS INSTRUMENT WAS PREPARED BY:
SIGNATURE TITLE SERVICES, LLC
636 GRASSMERE PARK, SUITE 130A
NASHVILLE, TN 37211

QUITCLAIM DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
Erin Dias, Trustee of The Vereecken Family Trust	**New Owner(s)**	**08008026000**
PO BOX 695	**PO BOX 695**	
Madison, TN 37116	**Madison, TN 37116**	

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid by the herein GRANTEE, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **Jonathan R. Vereecken, unmarried, and Karla Joy Vereecken, married, as joint tenants with right of survivorship** " GRANTOR", by these presents, does hereby quitclaim and convey unto **Erin Dias, Trustee of The Vereecken Family Trust,** herein called "GRANTEE," it successors and assigns, all of his rights, title and interests in and to a certain tract or parcel of land in **Davidson County, Tennessee.**

Land in Davidson County, Tennessee, being Lot No. 46, Plan of Bordeaux Hills, Section 4, of record in Book 3600, Page 49, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate legal description of said property.

Being the same property conveyed to Jonathan R. Vereecken, unmarried, and Karla Joy Vereecken, married, as joint tenants with right of survivorship, by Warranty Deed from Troy McLin, Jr, unmarried, dated July 26, 2019, of record in Instrument No. 20190729-0074322, in the Register's Office for Davidson County, Tennessee.

This is **improved** property known as: 3234 MEXICO DRIVE, NASHVILLE TN 37218

WITNESS our hands this 30 day of October, 2025.

Karla Vereecken

Karla Joy Vereecken

STATE OF
COUNTY OF

Personally appeared before me, a Notary Public of said County and State, **Karla Joy Vereecken ,** the within named 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, at office, this 30 day of October, 2025.

Austin Jade Davis

Notary Public

My Commission Expires: 12/12/2031

KENT

WITNESS our hands this 31 day of October, 2025.

Jonathan R. Vereecken

STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, a Notary Public of said County and State, **Jonathan R. Vereecken,,** the within named 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, at office, this 31 day of October, 2025.

Notary Public

My Commission Expires: 7-22-29

KAREN K. VALENTINE
STATE OF TENNESSEE NOTARY PUBLIC
ROBERTSON COUNTY