This Instrument Prepared by:
Bankers Title & Escrow Corporation
3310 West End Avenue, Suite 540
Nashville, Tennessee 37203

Karen Johnson Davidson County
Batch# 1426489 DEEDQC
05/28/2026 03:56:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20260528-0048532

QUITCLAIM DEED

Address New Owner as Follows:	Send Tax Bill to:	Parcel ID(s):
Kimberly D. Jackson **119 Port Drive** **Madison, TN 37115**	**NEW OWNER**	**042-14-0-013.00**

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid by the Grantee, the receipt of which is hereby acknowledged, **Kimberly D. Jackson, Trustee of the Jackson 2008 Revocable Trust, dated November 14, 2008,** the **Grantor** herein, by these presents does hereby **QUITCLAIM** and **CONVEY** unto **Kimberly D. Jackson**, the **Grantee** herein, their successors and assigns, all of its right, title, and interest in and to the following described real property in Davidson County, Tennessee:

Land in Davidson County, Tennessee, being Lot No. 92 on the Plan of Sherry Heights, Section III of record in Plat Book 2331, Page(s) 126 and 127, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Said Lot No. 92 fronts 155.5 feet on the Easterly side of Port Drive and runs back between lines 145.0 feet on the Northerly line and 328.0 feet on the Southerly line to a dead line in the rear, on which it measures 292.3 feet.

Being the same property conveyed to Kimberly D. Jackson, Trustee of the Jackson 2008 Revocable Trust dated November 14, 2008, by Warranty Deed from Lindsay Victoria Beebe and Dustin D Willis, wife and husband, and Joni A Beebe and Robert Leslie Beebe, wife and husband, of record in Instrument No. 20240729-0056944, Register's Office for Davidson County, Tennessee.

This is improved real property known as: 119 Port Drive, Madison, TN 37115.

This conveyance is made subject to all restrictions, easements, rights of way, covenants, and conditions contained in the deeds forming the chain of title to this property.

This instrument prepared based upon information provided by Grantor. No title search has been conducted pursuant to the execution of this Quitclaim Deed.

IN WITNESS WHEREOF, the undersigned has executed this instrument on the 28th day of May, 2026.

The Jackson 2008 Revocable Trust, dated November 14, 2008

By: Kimberly D. Jackson
Kimberly D. Jackson
Its: Trustee

STATE OF Tennessee)
COUNTY OF Davidson)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Kimberly D. Jackson,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged herself to be **Trustee** of **The Jackson 2008 Revocable Trust**, the within named bargainor, and that she, as such Trustee, executed the foregoing instrument for the purposes therein contained by personally signing the name of the Trust as its Trustee.

Witness my hand and official seal this the 28th day of May, 2026.

Tracey Perry
Notary Public

My Commission Expires: 11-5-29

TRACEY PERRY
TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

STATE OF TENNESSEE
COUNTY OF Davidson

The Actual Consideration or Value, whichever of greater, for this transfer is $0.00.

Nancy Enoch
Affiant

Subscribed and sworn to before me this 28th day of May, 2026.

Tracey Perry
Notary Public

My Commission Expires: 11-5-29

TRACEY PERRY
TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

Certificate of Authenticity

I, Nancy Enoch, do hereby make oath that I am a licensed attorney and/or 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 May 28th, 2026.

Nancy Enoch
Affiant Signature

May 28th, 2026
Date

State of Tennessee

County of Davidson

Sworn to and subscribed before me this

28th day of May, 2026

Notary's Signature

HILLARY MONROE SMITH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 5-8-2028

My Commission Expires: 5/8/2028

Notary's Seal