Karen Johnson
Batch # 1428157
06/05/2026 09:52:30 AM
Fees: $17.00 Taxes: $0.00
Davidson County
DEEDQC
3 pgs
20260605-0050802

THIS INSTRUMENT PREPARED BY AND WHEN RECORDED RETURN TO:	STATE OF TENNESSEE) COUNTY OF WILLIAMSON) The actual consideration for this transfer is $0.00. This is a transfer to a revocable trust.
MUSIC CITY ESTATE LAW 1650 MURFREESBORO ROAD SUITE 130 FRANKLIN, TN 37067 (615) 628-7775 JUSTIN M. GILBERT TENNESSEE NOTARY PUBLIC My Comm Exp. April 14, 2029 COUNTY OF WILLIAMSON	Affiant Subscribed and sworn to before me, this 1st day of June 2026. Notary public My commission Expires: 04/14/2029

QUITCLAIM DEED

Address New Owner:	Send Tax Bills to:	Map-Parcel #:
Ross Jordan and Susan Vanleer-Jordan Living Trust 4213 Hallmark Rd. Nashville, TN 37218	Ross Jordan and Susan Vanleer-Jordan Living Trust 4213 Hallmark Rd. Nashville, TN 37218	070-01-0 065.00

FOR AND IN CONSIDERATION of Zero and 00/100 Dollars ($0.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged SUSAN ANITA JORDAN, who took title as Susan Vanleer Jordan, does hereby quitclaim, transfer and convey unto Ross Jordan and Susan Vanleer-Jordan, as Trustees of the Ross Jordan and Susan Vanleer Jordan Living Trust dated June 1, 2026, all of their right, title and interest in the real property in Davidson County, State of Tennessee, and more particularly described in exhibit A.

Being the same property conveyed to SUSAN ANITA JORDAN, from SUSAN ANITA JORDAN, ATTORNEY IN FACT, FOR VIRGINIA BELCHER VANLEER, A WIDOW, JOHN H. VANLEER by Quitclaim Deed, dated August 21, 2003, recorded on August 22, 2003, Book 3842, Page 26, Register's Office for Davidson County, Tennessee.

Whatever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Property Address: 3229 Dove Place, Nashville, Tennessee 37218

Witness my hand this 1st day of June 2026.

Ross L. Jordan

Susan Jordan

STATE OF TENNESSEE)
) ss.
COUNTY OF WILLIAMSON)

Personally appeared before me, Justin M. Gilbert, Notary Public, Ross L. Jordan and Susan Jordan, as Grantors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this day, June 1, 2026.

[Seal]

JUSTIN M. GILBERT
TENNESSEE
NOTARY
PUBLIC
My Comm Exp.
April 14, 2029
COUNTY OF WILLIAMSON

Justin M. Gilbert, Notary Public
My commission expires: 04/14/2029

Exhibit A

LAND in Davidson County, Tennessee, being Lot No. 70 on the Plan of Section 11, Treppard Heights, as of record in Book 3842, page 26, Register's Office for said County.

Said Lot No. 70 fronts 150 feet on the southerly side of Dove Place and extends back 280.1 feet on the easterly line and 266.3 feet on the westerly line, to a dead line on which it measures 151. feet, said dead line being a broken line. Being property conveyed to **JOHN H. VANLEER**, and Wife, **VIRGINIA BELCHER VANLEER**, by deed from **JAMES W. NIX**, and wife, **MARY LEE NIX**, as of record in Book 4289, page 711, Register's Office o Davidson County.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever. And we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple: have a good right to convey it, and the same is unencumbered, unless otherwise herein set out. And we do further covenant and bind ourselves, our heir and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns against the lawful claims of all persons, whomsoever.