Karen Johnson Davidson County
Batch# 1438979 DEEDQC
06/29/2026 12:58:30 PM 5 pgs
Fees: $27.00 Taxes: $0.00
20260629-0058629

This instrument prepared by Bill W. Pemerton, Esq., 735 Broad Street, Suite 306, Chattanooga, TN 37402, Tennessee Bar ID: 024564

Record and Return to: Hargrove Firm, 12910 Shelbyville Rd, Suite 124, Louisville, KY 40243

Order Number: HF20260309

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, that the Grantor(s) **JONATHAN EISEN a/k/a JONATHAN J. EISEN** and **ELIZABETH EISEN a/k/a ELIZABETH S. EISEN**, husband and wife, for Ten Dollars and 00/100 ($10.00) and other valuable consideration paid, do(es) hereby bargain, sell, remise, release, quit claim, and convey all the Grantor(s) interest unto the Grantee(s), **JONATHAN EISEN** and **ELIZABETH EISEN, as Trustees of the JONATHAN and ELIZABETH EISEN FAMILY TENNESSEE COMMUNITY PROPERTY TRUST, u/t/a dated the 6th day of March, 2026**, whose address is 3703 Hilldale Dr, Nashville, TN 37215, the following described real property located in the County of Davidson, State of Tennessee and further described as follows:

Land in Davidson County, Tennessee, being part of Lot No. 4 on the Plan of Billington Subdivision of record in Book 547, Page 116, Register's Office for Davidson County, Tennessee, and being Lot No. 1 on the Plan of Hymor Subdivision of said Lot No. 4, not of record, described according to a survey made by George W. Watkins, Surveyor, June 30, 1949, as follows:

Beginning on the Westerly margin of Hilldale Drive, at a Point 606 feet North of the corner of Lot Nos. 3 and 4 on the Plat of said Billington Subdivision, and being the corner of Lot Nos. 1 and 2 on the said unrecorded plan; thence with the line between said Lot Nos. 1 and 2 Westwardly 214 feet; thence North 4-1/2 degree East 100 feet to a point at the beginning of a curve a radius of 23.8 feet around said curve to a point in the Westerly margin of Hilldale Drive; thence Southwardly 75 feet to the beginning.

Be the same more or less, but subject to all legal highways.

This description is the same as the description contained in the prior deed referenced herein.

Subject to all easements, restrictions and all other matters of record, zoning ordinances, real estate taxes and assessments, if any, prorated to the date of this deed.

County Parcel number: 117-09-0-025.00

Street address of property: 3703 Hilldale Dr, Nashville, TN 37215

Prior Instrument Reference by which Grantor(s) acquired title: Instrument No. 20241126-0092292 in the Register's Office, Davidson County, Tennessee.

Mail Tax Statements to: Jonathan Eisen and Elizabeth Eisen, as Trustees of the Jonathan and Elizabeth Eisen Family Tennessee Community Property Trust, u/t/a dated the 6th day of March, 2026, 3703 Hilldale Dr, Nashville, TN 37215

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Signed this 22nd day of June, 2026.

Signature(s) of Grantor(s):

Jonathan Eisen
a/k/a Jonathan J. Eisen

Elizabeth Eisen
a/k/a Elizabeth S. Eisen

STATE OF Tennessee, COUNTY OF Davidson, SS:

BE IT REMEMBERED That on this 22nd day of June, 2026 before me, the subscriber, a Notary Public in and for said state, duly commissioned and qualified, personally came **Jonathan Eisen a/k/a Jonathan J. Eisen** and **Elizabeth Eisen a/k/a Elizabeth S. Eisen**, known to me, or proved to me on the basis of satisfactory evidence, to be the Grantor(s) in the foregoing deed, and acknowledged by the signing thereof to be his/her/their free and voluntary act and deed.

In testimony whereof, I have hereunto subscribed my name and affixed my official seal on the day and year last aforesaid.

Notary Public
expiration may 16th 2027

NATASHA PATTERSON
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

No title search was performed on the subject property by the preparer. The preparer of this deed makes neither representation as to the status of the title nor property use or any zoning regulations concerning described property herein conveyed nor any matter except the validity of the form of this instrument. Information herein was provided to preparer by Grantor/Grantee and /or their agents; no boundary survey was made at the time of this conveyance.

OATH OF CONSIDERATION

We, Jonathan Eisen and Elizabeth Eisen, as Trustees of the Jonathan and Elizabeth Eisen Family Tennessee Community Property Trust, u/t/a dated the 6 day of March, 2026, the Affiant(s), hereby swear or affirm that to the best of my/our knowledge, information and belief, that the actual consideration for this transfer is Zero Dollars and 00/100 ($0.00).

Signed this 22nd day of June, 2026,

Signatures of Affiant(s):

Jonathan Eisen, as Trustee of the Jonathan and Elizabeth Eisen Family Tennessee Community Property Trust, u/t/a dated the 6th day of March, 2026

Elizabeth Eisen, as Trustee of the Jonathan and Elizabeth Eisen Family Tennessee Community Property Trust, u/t/a dated the 6th day of March, 2026

Sworn and subscribed before me this 22nd day of June, 2026.

Notary Public

Expiration May 16th 2027

NATASHA PATTERSON
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

Tennessee Certification of Electronic Document

I, CYNTHIA A STONE 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 6/29/26 (date of document).

Cynthia A Stone
Affiant Signature

6/29/26
Date

State of Kentucky

County of Jefferson

Sworn to and subscribed before me this 29th day of June, 2026.

Martha Martell
Notary's Signature

MY COMMISSION EXPIRES: April 21, 2030

NOTARY'S SEAL

