THIS INSTRUMENT PREPARED BY: JEREMIAH B. PIERCE, ATTORNEY 1230 2ND AVENUE S NASHVILLE, TN 37210 (615) 669-4933	**THIS QUITCLAIM DEED IS PREPARED SOLELY ON THE BASIS OF INFORMATION AND DOCUMENTATION PROVIDED TO THE PREPARER BY THE GRANTOR AND GRANTEE, AND THE PREPARER HAS ACTED AS SCRIVENER ONLY.**

BILL GARRETT, Davidson County
Trans:T20160092456 DEEDQC
Recvd: 10/19/16 14:12 3 pgs
Fees:17.00 Taxes:0.00
20161019-0110631

QUITCLAIM DEED

STATE OF TENNESSEE)
COUNTY OF Rob.)

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

David Kyle Irwin
Affiant

Subscribed and sworn to before me this 18 of Oct. 2016.

Vanessa K Reeder
Notary Public

My Commission Expires: 9-28-19

VANESSA K REEDER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF ROBERTSON
My Comm. Expires

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP – PARCEL #
Alpha Delta Properties, LLC 233 Bailey Street Goodlettsville, Tennessee 37072	SAME	**043-09-0-091.00**

For and in consideration of One Dollar ($1.00) and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned, **David K. Irwin and Alexander Richard Walker,** by these presents does hereby quitclaim and convey unto **Alpha Delta Properties, LLC** his/her/their heirs and/or assigns, all their right, title and interest in and to the following described tract of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lots Nos. 13 and 14 of Block "D" on the Map of Woodlawn Estates of record in Book 843, Page 82, Register's Office for Davidson County, Tennessee.

BEING the same property conveyed to David K. Irwin and Alexander Richard Walker by Warranty Deed from David Michael White (aka David White) and Catherine Marie Ragsdale (aka Cathie Ragsdale), dated April 5th, 2016, and filed of record in Record Book 20160405, Page 0032397, Register's Office of Davidson County, Tennessee.

Being the same property conveyed to David Michael White (aka David White) and Catherine Marie Ragsdale (aka Cathie Ragsdale) by Last Will and Testament from Verda P. Bean of record in Instrument Number 20160121-0006145, Register's Office for Davidson County, Tennessee and Probate No. #16P-24, Seventh Circuit for Davidson County, Tennessee Probate Division. Cleston H. Bean having predeceased Verda P. Bean on 11/19/15.

This improved property is known as: 223 Cumberland Avenue Madison, Tennessee 37115

IN WITNESS WHEREOF, the undersigned has executed this instrument this 18 day of Oct., 2016

Grantor:

David K. Irwin

David K. Irwin

STATE OF TENNESSEE)
COUNTY OF Robertson)

Personally appeared before me, the undersigned, a notary public in and for said County and State, David Irwin, 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 and official seal in Ridgetop, Tennessee, this 18 day of Oct., 2016.

Vanessa K Reeder

Notary Public

VANESSA K REEDER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF ROBERTSON
My Comm. Expires 9-28-19

My Commission Expires: 9·28·19

Grantor:

Alexander Richard Walker

STATE OF COLORADO)
COUNTY OF Arapahoe)

Personally appeared before me, the undersigned, a notary public in and for said County and State, Alexander Walker, 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 and official seal in Aurora, Colorado, this 21st day of September, 2016.

Notary Public

My Commission Expires: June 14, 2020

ERICA L RUIZ
Notary Public - State of Colorado
Notary ID 20164022591
My Commission Expires Jun 14, 2020