QUITCLAIM DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20 DAY OF March, 2017.

Notary Public

MY COMMISSION EXPIRES: 10-7-19 (AFFIX SEAL)

ALISON RODGERS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

G-RA-16-5501-T WG

THIS INSTRUMENT WAS PREPARED BY
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
TODD A. IRVING AND TESHA SENGUPTA-IRVING, CO-TRUSTEES OF THE IRVING FAMILY TRUST, A CALIFORNIA LIVING TRUST DATED OCTOBER 25, 2014	Same	
(NAME)	(NAME)	171-04-0-018.00
5501 Clovercrest Drive ,		
(ADDRESS)	(ADDRESS)	
Brentwood, TN 37027-4704		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, **TODD A. IRVING AND TESHA SENGUPTA-IRVING, HUSBAND AND WIFE** hereinafter called the Grantor(s), has/have bargained and sold, and by these presents do/does transfer and convey unto **TODD A. IRVING AND TESHA SENGUPTA-IRVING, CO-TRUSTEES OF THE IRVING FAMILY TRUST, A CALIFORNIA LIVING TRUST DATED OCTOBER 25, 2014** hereinafter called the Grantee(s), his/her/its/their heirs, successors and assigns, that certain tract or parcel of land in **DAVIDSON** COUNTY, STATE OF **TENNESSEE**, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 97 on the Plan of Cloverland Acres, Section Eleven of record in Plat Book 5200, Page 93, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Todd A. Irving and Tesha Sengupta-Irving, husband and wife by deed from Tony Nicholas Brown and wife, Chase Lamitia Lesane-Brown of record in Document Number 20160620-0062332, Register's Office for Davidson County, Tennessee.

This Instrument was prepared with information supplied by the Grantees. No title examination was performed to validate the accuracy of title. Therefore the preparer does not accept liability for this Instrument.

This is **improved** property known as: **5501 Clovercrest Drive , Brentwood, Tennessee 37027-4704**.

BILL GARRETT, Davidson County
Trans:T20170024107 DEEDQC
Recvd: 03/22/17 08:48 2 pgs
Fees:12.00 Taxes:0.00
20170322-0027757

Witness my/our hand(s) this the 15 day of March, 2017.

Todd A. Irving

Tesha Sengupta-Irving

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, TODD A. IRVING, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 15 of March, 2017.

Notary Public
My Commission Expires: 8/20/2019
(SEAL)

WILLIAM E. GRONES
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 08-20-2019

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, TESHA SENGUPTA-IRVING, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 20 of March, 2017.

Notary Public
My Commission Expires: 10-7-19
(SEAL)

ALISON RODGERS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

RETURN TO:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212