This instrument prepared by & send tax bills to:
Kieran Irmiter and Celine Lheritier
4212 Murphy Road
Nashville, TN 37209

Karen Johnson Davidson County
Batch# 242051 DEEDQC
06/11/2019 04:06:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20190611-0056200

Quitclaim Deed

KNOW ALL MEN BY THESE PRESENTS, that **KIERAN IRMITER**, of 4212 Murphy Road, Nashville, TN 37209, hereinafter called GRANTOR for valuable consideration paid, does hereby remise and release, quitclaim and convey all of his/her/their right, title and interest unto, **KIERAN IRMITER, UNMARRIED AND CELINE LHERITIER, UNMARRIED AS JOINT TENANTS WITH RIGHT OF SURVIVORSHIP,** of 8115 Parkton Gate Drive, Huntersville, NC 28078, hereinafter called GRANTEES, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

BEING PART OF THE SOUTHERLY HALF OF BLOCK 30 ON THE MAP OF PART OF SYLVAN PARK, AS OF RECORD IN BOOK 332, PAGE 104, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, AND PART OF LOT NO. 1 OF WEST END ANNEX, A PLAN OF WHICH IS RECORDED IN BOOK 32, PAGE 61, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE AND ACCURATE DESCRIPTION OF SAID LOT.

BEGINNING AT THE NORTHEAST CORNER OF MINNESOTA AVENUE (FORMERLY MURPHY ROAD) AND 44TH AVENUE (FORMERLY 3RD ST.); THENCE EASTERLY AND ALONG THE NORTH MARGIN OF MINNESOTA AVENUE 55 FEET A POINT, THENCE NORTHERLY 153 FEET TO A POINT WHICH IS 67'6" FROM THE EASTERLY MARGIN OF 44TH AVENUE NORTH; THENCE WESTERLY 67'6" TO A POINT IN THE EASTERLY MARGIN OF 44TH AVENUE NORTH WHICH IS 150 FEET NORTH OF THE NORTHEAST CORNER OF 44TH AVENUE NORTH & MINNESOTA AVENUE; THENCE SOUTHERLY 150 FEET TO THE POINT OF BEGINNING.

PARCEL ID #103-08-0-039.00

THIS BEING THE SAME PROPERTY CONVEYED TO KIERAN IRMITER FROM BARBARA ACUNA, F/K/A BARBARA A. IRMITER IN A DEED DATED NOVEMBER 30, 2017 AND RECORDED NOVEMBER 30, 2017, AS INSTRUMENT NO. 201711300122500.

Property Commonly Known As: 4212 Murphy Road, Nashville, TN 37209

(THE REMAINDER OF THIS PAGE INTENTIONALLY LEFT BLANK)

IN TESTIMONY WHEREOF I/We have executed this instrument of the 30 day of May, 2019.

KIERAN IRMITER

STATE OF ~~TENNESSEE~~ NC AOL 30 May 2019

COUNTY OF ~~DAVIDSON~~ Mecklenburg AOL 30 May 2019

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared, Kieran Irmiter, whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and upon oath acknowledged he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office at Huntersville, ~~Tennessee~~ NC on this date of 30 May, 2019. AOL 30 May 2019 AOL 30 May 2019

ALEXIS LITTLE
Notary Public
Union County
North Carolina
My Commission Expires Mar 15, 2020

Notary Public
My Commission Expires: 3-15-2020

I hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transaction is: $0.00.

Affiant

Subscribed and sworn to before me this the 30 day of May, 2019.

Notary Public
My Comm. Expires: 3-15-2020

ALEXIS LITTLE
Notary Public
Union County
North Carolina
My Commission Expires Mar 15, 2020

True Copy Certification

I, Joseph Krapf, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of Rhode Island

County of Newport

Personally appeared before me, ~~[Name of Notary]~~ Katherine Skuba, a notary public for this county and state, ~~[name of person making certification]~~ JOSEPH KRAPF who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 12/4/2020

Notary' Seal (if on paper)

KATHERINE SKUBA
MY COMM. EXPIRES
NOTARY
PUBLIC
12/04/2020
STATE OF RHODE ISLAND