Karen Johnson Davidson County
Batch# 740603 DEEDQC
10/21/2021 11:52:30 AM 5 pgs
Fees: $27.00 Taxes: $0.00
20211021-0141394

This Instrument Prepared By:
BASS, BERRY & SIMS, PLC (DHM)
150 Third Avenue South, Suite 2800
Nashville, Tennessee 37201

Address New Owner(s)	Send Tax Bills To:	Parcel ID Number(s)
Craig Alan Irving & Courtney Irving 223 Burlington Place Nashville, TN 37215	Same	117 09 0C 031.00 Davidson County

TRUSTEE'S QUITCLAIM DEED

FOR AND IN CONSIDERATION OF the sum of Ten Dollars ($10.00) cash in hand paid, the receipt of which is hereby acknowledged, Craig Alan Irving, as Trustee of the CRAIG ALAN IRVING REVOCABLE TRUST DATED 8-6-19 (the "Trust"), by these presents does hereby quitclaim, and by these presents transfer and convey unto Craig Alan Irving and Courtney Irving, as tenants by the entirety, their heirs and assigns, all of his right, title, and interest, as Trustee of the Trust, in and to that certain tract or parcel of land located in Davidson County, Tennessee, more particularly described on Exhibit A hereto (the "Property").

This is improved property known as 223 Burlington Place, Nashville, Tennessee.

The description herein is the same as that contained in the prior instrument.

The Property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises, and particularly those described on Exhibit B hereto.

IN WITNESS WHEREOF, the undersigned has executed this instrument on this 19th day of October, 2021.

CRAIG ALAN IRVING REVOCABLE TRUST DATED 8-6-19:

Craig Alan Irving, Trustee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, CRAIG ALAN 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 executed the within instrument, as Trustee of the Craig Alan Irving Revocable Trust dated 8-6-19, for the purposes therein contained.

WITNESS my hand, at office, this 19th day of October, 2021.

Notary Public

My Commission Expires:
7-9-24



STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $-0-.

Affiant

Subscribed and sworn to before me this
19TH day of OCTOBER, 2021.

Notary Public

My Commission Expires:
Nov. 6, 2024

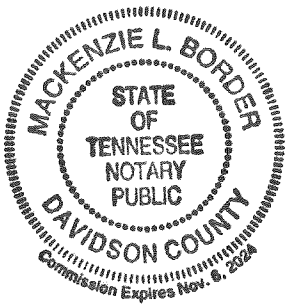


EXHIBIT A

Land in Davidson County, Tennessee, being Lot No. 31 on the Plan of Burlington Subdivision, of record in Plat Book 5200, Pages 403 thru 406, Register's Office, Davidson County, Tennessee, to which plat reference is made for a more complete description.

Being the same property conveyed to Craig Alan Irving, as Trustee of the Craig Alan Irving Revocable Trust dated 8-6-19 by warranty deed from Margaret Leeann Turner, of record at Instrument No. 20200803-0085412, Register's Office, Davidson County, Tennessee.

EXHIBIT B

1. All matters shown on the Plan of Burlington Subdivision, as of record in Plat Book 5200, Pages 403 thru 406, Register's Office for Davidson County, Tennessee.
2. Terms, provisions, covenants, conditions, restrictions, easements, changes, assessments and liens provided in the Covenants, Conditions, Restrictions and By-laws of record in Book 5863, Page 796, as amended in Book 6046, Page 134 and Book 11525, Page 300, Register's Office for Davidson County, Tennessee.
3. Charter of Burlington Homeowners Association, Inc., of record in Book 6018, Page 349, Register's Office for Davidson County, Tennessee.
4. Charter of Burlington Cooperative Corp., of record in Book 5869, Page 168, as amended in Book 7570, Page 316, Book 7866, Page 386 and Book 8158, Page 846, Register's Office for Davidson County, Tennessee.
5. Conveyance of common area to Burlington Cooperative Corp., of record in Book 6504, Page 207, Register's Office for Davidson County, Tennessee.
6. Sewer Easement to the City of Nashville, of record in Book 3401, Page 545, Register's Office for Davidson County, Tennessee.
7. Easement for Sanitary Sewer and/or Storm Drainage, of record in Book 6929, Page 646, Register's Office for Davidson County, Tennessee.

31552667.1

Tennessee Certification of Electronic Document

I, Aubrey Burns, 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 October 19, 2021 (date of document).

Aubrey Burns
Affiant Signature

October 19, 2021
Date

State of Tennessee
County of Davidson

Sworn to and subscribed before me this 19th day of October, 2021.

Lucretia Albert
Notary's Signature

MY COMMISSION EXPIRES: 1-3-23

NOTARY'S SEAL

