Karen Johnson Davidson County
Batch# 983521 DEEDQC
03/23/2023 08:31:01 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20230323-0020960

This transfer is exempt from the Tennessee real estate recording tax pursuant to T.C.A. § 67-4-409(a)(3).

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $

James B. Burk, Jr.
Affiant

Subscribed and sworn to before me this 17th day of March, 2023.

Leslie Walsh
Notary Public

My Commission expires: 11-2-26

Leslie Walsh Notary Public State of Tennessee Davidson County

This instrument was prepared by:

Equitus Law Alliance, PLLC
709 Taylor Street
P.O. Box 280240
Nashville, TN 37208

Address New Owner as Follows:
James B. Burk, Jr., Trustee of The James B. Burk, Jr. Revocable Living Trust 3014 Hedrick Street, PH4 Nashville, TN 37203

Send Tax Bills to:
James B. Burk, Jr., Trustee of The James B. Burk, Jr. Revocable Living Trust 3014 Hedrick Street, PH4 Nashville, TN 37203

Map-Parcel Numbers:
104 05 0 072.00

QUIT CLAIM DEED

KNOW ALL MEN BY THESE PRESENTS that James B. Burk, Jr. for and in consideration of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, the receipt of which is hereby acknowledged, has bargained and sold, and does hereby convey, remise, release, and forever quitclaim unto James B. Burk, Jr., Trustee, and his successors in trust, of The James B. Burk, Jr. Revocable Living Trust, its successors and assigns, his entire right, title, and interest in and to a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, described as follows, to wit:

Being Lot No. 1 on the Plan of Wrenwood, as of record in Book 1130, Page 55, Register's Office for said County, and described as follows:

Beginning on the northerly margin of Hillsdale Avenue at the corner of Lot Nos 1 and 2; thence with the said avenue eastwardly 25.1 feet to the beginning a curve; thence around said curve northeastwardly 25.7 feet to the westerly margin of N. Park Circle; thence with the southerly line of Lots Nos. 20 and 19, westwardly 74 feet to the corner of Lots Nos. 1 and 2; thence with the line between said two lots, southwardly 125 feet to the beginning.

Being the same property conveyed to James B. Burk, Jr., by warranty deed from Marion Gale Phy, Executor of the Estate of Louise P. Rogers, dated June 25, 2010 and recorded on June 29, 2010 in Instrument No. 20100629-0050456, said register's office for said county.

This is property with a common address of 3500 Hillsdale Avenue, Nashville, TN 37205.
This property is also known as 501 Park Circle, Nashville, TN 37205.

This instrument and the interest hereby released and quitclaimed are subject to such limitations, restrictions, and encumbrances as may affect the premises.

WITNESS my hand this 17th day of March, 2023

James B. Burk, Jr.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public of said State and County, James B. Burk, with whom I am personally acquainted, and who acknowledged that he executed this instrument for the purposes therein contained.

Witness my hand, at office, this 17th day of March, 2023.

Notary Public

Leslie Walsh
State of Tennessee Notary Public
Davidson County

My commission expires: 11.2.24

The legal description and how title to the property is vested have been furnished to the draftsman by the Grantor, by third parties or from the record. No examination of title has been undertaken by the draftsman hereof, and no representations or warranties as to the state of title of the subject property are made. The draftsman assumes no liability as to the accuracy thereof. Failure to record this document timely may jeopardize your rights to the property.