Karen Johnson
Batch # 1094114
01/25/2024 01:49:11 PM
Fees: $17.00 Taxes: $0.00
Davidson County
DEEDWARR
3 pgs
20240125-0005172

Prepared by and return to:

Kimberly F. Whitfield, Esq.
DICKINSON WRIGHT, RLLP
615 National Avenue, Suite 220
Mountain View, CA 94043

This instrument prepared without benefit of abstract or title examination.

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, that **KEVAN SCOT KIRK** and **MICHELLE MARIE KIRK**, husband and wife (hereinafter referred to as "Grantors"), of Davidson County, Tennessee, for the consideration of Ten Dollars ($10.00) or other good and valuable consideration, do hereby convey to **KEVAN SCOT KIRK and MICHELLE MARIE KIRK, or their successor(s) in interest as Trustee(s) of the KEVAN AND MICHELLE KIRK REVOCABLE TRUST**, such trust having been established under that certain revocable trust agreement dated January 17, 2024, by KEVAN SCOT KIRK and MICHELLE MARIE KIRK, as trustors and as trustees (hereinafter referred to as "Grantee"), all of the Grantors' right, title and interest in the following real property situated in the County of Davidson and State of Tennessee:

> LAND in Davidson County, Tennessee, being Lot no. 74 on the Plan of the Final Plat of Devon Valley, Phase 1, of record in Book 7900, page 458, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description.
>
> Being the same property conveyed to Thomas M. Kraft and Joseph B. Branham, as tenants in common with right of survivorship by deed from Jessica Jacobs Winfield, unmarried of record in Inst. No. 20090713-0665153 Register's Office for Davidson County, Tennessee dated July 10th, 2009.

TO HAVE AND TO HOLD the above real property, with the appurtenances, hereditaments, estate, and title thereunto belonging to the said Grantee and the Grantee's successors and assigns forever. Grantors hereby covenant with the said Grantee and the Grantee's successors and assigns, that Grantors are lawfully seized and possessed of said real property in fee simple and have a good right to convey it, and that said real estate is unencumbered.

Grantors further covenant and bind Grantors and Grantors' heirs and representatives to warrant and forever defend the title to the above real property to Grantee and the Grantee's successors and assigns against the lawful claims and demands of all persons.

Whenever used, the singular number shall include the plural, the plural the singular and the use of any gender shall be applicable to all genders.

This is a transfer to a revocable trust, and the actual consideration for this transfer is NONE ($0.00). This conveyance is exempt from recordation tax under TCA § 67-4-409(a)(3)(F). No oath of value is required for this deed in accordance with the provisions of TCA. § 67-4-409(a)(5).

IN TESTIMONY WHEREOF, we have hereunto set our hands on January 12, 2024.

Kevan Scot Kirk
KEVAN SCOT KIRK

Michelle Marie Kirk
MICHELLE MARIE KIRK

STATE OF TENNESSEE)
) ss.
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said State and County, duly commissioned and qualified, KEVAN SCOT KIRK and MICHELLE MARIE KIRK, the within named bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such persons executed the within instrument for the purposes therein contained.

Witness my hand, at office, on January 12, 2024.

Notary Public

My commission expires:

10-4-2027

HOLLY WILLIAMS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 10-4-2027

Property address:
2516 Devon Valley Drive
Nashville, Tennessee 37221

Mail tax notices to:
Kevan and Michelle Kirk, Trustee
2516 Devon Valley Drive
Nashville, Tennessee 37221

Name and address of new property owner:
Kevan Scot Kirk and Michelle Marie Kirk, Trustees of the
Kevan and Michelle Kirk Revocable Trust
2516 Devon Valley Drive
Nashville, Tennessee 37221
Tax parcel number: 142160D02600CO
4883-5636-7002 v1 [108132-1]