Return to and

Prepared by:
Brian Lavoy Payne
Attorney at Law, PLLC
TN BPR # 11639
4235 Hillsboro Pike, Suite 300
Nashville, Tennessee 37215

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $-0-

Karen Johnson
Batch # 1208938
11/27/2024 02:30:57 PM
Fees: $12.00 Taxes: $0.00

Davidson County
DEEDQC
2 pgs

20241127-0093013

Affiant

BRIAN PAYNE
STATE OF TENNESSEE
NOTARY PUBLIC
COUNTY OF DAVIDSON

Subscribed and sworn to before me this 26th day of ~~November~~, 2024.

Notary ~~Public~~

My commission expires: September 7, 2026

PREPARER MAKES NO REPRESENTATIONS/WARRANTIES AS TO THE ACCURACY OF THE INFORMATION CONTAINED HEREIN, OR ANY TAX RAMIFICATIONS FROM SUCH CONVEYANCE, THE SAME HAVING BEEN PREPARED FROM INFORMATION FURNISHED SOLELY BY THE PARTIES HERETO WITHOUT BENEFIT OF A TITLE SEARCH.

Address of New Owner:	Send Tax Bills to:	Tax Information:
Michael Lane Sirls, Trustee 5040 Kingsview Court Nashville, Tennessee 37220	New Owner	146 08 00 500

QUITCLAIM DEED

For and in consideration of the sum of one dollar & no/100 ($1.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt and sufficiency whereof is hereby acknowledged, **Michael L. Sirls, unmarried, and Mitchell W. Sirls, unmarried,** hereinafter the Grantors, by these presents, do hereby quitclaim and convey to **Michael Lane Sirls, Trustee, or his successor trustees in interest as they may appear, of THE MICHAEL LANE SIRLS LIVING TRUST, u/a dated November 26, 2024, and any amendments thereto or restatements thereof, and Mitchell Wayne Sirls, Trustee, or his successor trustees in interest as they may appear, of THE MITCHELL WAYNE SIRLS LIVING TRUST, u/a dated November 26, 2024, and any amendments thereto or restatements thereof,** hereinafter Grantees, all right, title, and interest in and to the following tract or parcel of land in Davidson County, Tennessee, to-wit:

A tract of improved property in Nashville, Davidson County, Tennessee, described as follows:

Being Lot No. 286 on the Map of Section Four, Crieve Hall Estates, as of record in Book 2133, Page 80, Register's Office for said County, to which plan reference is hereby made for a more complete and accurate description.

~~back between parallel lines 152 feet to a dead line.~~

Being the same property conveyed to Michael L. Sirls and Mitchell W. Sirls, as equal tenants in common by ~~quitclaim~~ deed dated May 25, 2010 from Michael L. Sirls and Mitchell W. Sirls, Co-Executors of the Estate of Jewel B. Sirls, ~~by quitclaim deed from~~ of record in Instrument No. 20100616-0046924, Office of the Davidson County, Tennessee Register of Deeds.

This conveyance is made subject to all easements, including utility easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

Pursuant to Tennessee Code Annotated Section 67-4-409(a)(3)(F) this conveyance is exempt from the payment of real estate transfer tax as a conveyance from the Grantors to themselves as Trustees of their revocable living trusts.

This is improved property known as 500 Bramblewood Drive, Nashville, Tennessee 37211.

Witness my hand this 26th day of November, 2024.

Michael L. Sirls

Mitchell W. Sirls

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a notary public in and for said county and state, the within named **Michael L. Sirls and Mitchell W. Sirls**, the bargainors, 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 for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 26th day of November, 2024.

Notary Public

My commission expires: September 7, 2026

BRIAN PAYNE
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON