QUITCLAIM DEED

Karen Johnson
Batch # 1290664
06/27/2025 08 13 45 AM
Fees $12 00 Taxes $0 00

Davidson County
DEEDQC
2 pgs

20250627-0050635

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00

Sandra W Burton
Mark Robert Burton
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 13th Day of June, 2025

Notary Public

My Commission Expires
COMMISSION EXPIRES: September 7, 2026
(AFFIX SEAL)

MICHAEL E TAVAREZ
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires
September 7, 2026

THIS INSTRUMENT WAS PREPARED BY:
Foundation Title & Escrow Series, LLC, 517 Cason Lane, Suite G, Murfreesboro, TN 37128

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILL TO:	MAP-PARCEL NO(S).:
Mark Robert Burton and Sandra Wallace Burton, husband and wife	Mark Robert Burton and Sandra Wallace Burton, husband and wife	172 14 0 006.00
(Name) 621 Mt Pisgah Ct Nashville, TN 37211	621 Mt Pisgah Ct Nashville, TN 37211	
(Address)		

FOR GOOD AND VALUABLE CONSIDERATION, the receipt and sufficiency of which are hereby expressly acknowledged, the undersigned,Burton 2024 Community Property Trust Dated March 22, 2024, hereinafter referred to as Grantor(s), hereby quitclaim to Mark Robert Burton and Sandra Wallace Burton, husband and wife his/her/their heirs and assigns forever, all of his/her/their right, title and interest which said Grantor has in the following described real estate, situated in Davidson County, State of Tennessee, to wit

Land in Davidson County, Tennessee, Being Lot No. 6 on the Plan of Mt. Phisgah Heights Subdivision as of record in Plat Book 5210, page 302, in the Register's Office for said count, to which plan reference is hereby made for a more particular description of said property.

Being the same property conveyed to Sandra W. Burton and husband Mark R. Burton from Darrell Dillehay and Cynthia Dillehay by Warranty Deed dated May 28, 2004 and recorded on June 3, 2004 in Instrument No. 20040603-0065298, Register's Office for Davidson County, Tennessee.

Further being the same property conveyed to Mark Robert Burton and Sandra Wallace Burton, Co-Trustees of the Burton 2024 Community Property Trust dated March 22, 2024 from Sandra W.

Burton and husband Mark R. Burton by Quitclaim Deed dated March 22, 2024 and recorded on March 26, 2024 in Instrument No. 20240326-0020978, Register's Office for Davidson County, Tennessee.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

IN WITNESS WHEREOF, the said Burton 2024 Community Property Trust Dated March 22, 2024 has hereunto set his/her/their signature, on this, the 13th day of June, 2025.

Mark Robert Burton Co-Trustee
Mark Robert Burton, Co-Trustee

Sandra Wallace Burton, co-trustee
Sandra Wallace Burton, Co-Trustee

STATE OF TENNESSEE

COUNTY OF Davidson

Before me, the undersigned, a Notary Public within and for the State and County aforesaid personally appeared Mark Robert Burton and Sandra Wallace Burton with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who upon their oaths acknowledged themselves to be the Co-Trustees of the Burton 2024 Community Property Trust dated March 22, 2024, the within named bargainor, and that they as such Co-Trustees being authorized so to do, execute the foregoing instrument for the purposes therein contained.

Witness my hand and official seal, this the 13th day of June, 2025.

Notary Public

My Commission Expires: My Commission Expires September 7, 2026

(SEAL)

