Karen Johnson Davidson County
Batch# 1331120 DEEDQC
10/07/2025 10:46:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20251007-0079945

This Instrument Prepared By:
Legacy Law Group, PLLC,
216 Centerview Drive, Suite 140
Brentwood, TN 37027

This deed was prepared without the benefit of a title search and the description of the property was furnished by the parties. The preparer of this deed assumes no liability whatsoever either for the accuracy of the legal description or the status of the title to the property

Address New Owner:	***Send Tax Bills To:***	***Map-Parcel***
BRITTANY BURWELL, Trustee BRITTANY BURWELL REVOCABLE LIVING TRUST, dated October 15, 2024 1040 B Battery Lane Nashville, TN 37220	SAME	131 12 4D 002.00 CO

STATE OF TENNESSEE)
)
COUNTY OF WILLIAMSON)

The actual consideration for this transfer is NONE (0). [Exempt pursuant to T.C.A. §67-4-409(a)(1)(D)].

Anna Smith
AFFIANT

Sworn to and subscribed before me this October 7, 2025.

Mariah K Medlin
Notary Public
My Commission Expires: _____

MARIAH K. MEDLIN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
MY COMM. EXPIRES JAN 22, 2029

QUITCLAIM DEED

FOR -$10- DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION, BRITTANY ANN BURWELL, who is one and the same as BRITTANY BURWELL, a single woman, hereinafter called Grantor, for the express purpose of conveying all of her right, title and interest in this property, do hereby quitclaim and convey unto BRITTANY BURWELL, Trustee of the BRITTANY BURWELL REVOCABLE LIVING TRUST, dated October 15, 2024, all of her right, title and interest in the following described real estate in Davidson County, Tennessee, being more particularly described on **EXHIBIT A**, which is attached hereto and made a part hereof.

IN WITNESS WHEREOF, the Grantor has caused this instrument to be executed on this September 20, 2025.

BY: _____
BRITTANY ANN BURWELL

STATE OF TENNESSEE)
)
COUNTY OF WILLIAMSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named BRITTANY ANN BURWELL with whom I am personally acquainted, and who acknowledged she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Brentwood, Tennessee, this 20th day of September, 2025.

_____
NOTARY PUBLIC

My Commission Expires: July 17th 2027

ETHAN J. HILLMAN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires July 17, 2027

EXHIBIT A
PROPERTY DESCRIPTION

Said property is described to wit:

Land in Davidson County, Tennessee, being Unit B, together with common areas, as established by Declaration of Covenants, Conditions and Restrictions for 1040 Battery Land Townhomes, a Horizontal Property Regime with Private Elements of records as Instrument No. 20181130-0117249 and being shown on Plat attached thereto as Exhibit "C", in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to BRITTANY ANN BURWELL by Quitclaim Deed of record from LOUIS BURWELL, pursuant to the Final Decree of Divorce entered on October 6, 2023, and the Agreed Order Modifying Parties' Marital Dissolution Agreement entered on June 12, 2024, by the Third Circuit Court of Davidson County, Tennessee, in Instrument No. 20240618-0045829, Registers Office for Davidson County, Tennessee.

The above description is taken verbatim from the previously recorded deed.

This conveyance is made subject to all restrictions, easements, zoning, and planning ordinances, and other regulations that may affect the premises.

This is improved property known as 1040 B Battery Lane, Nashville, TN 37220.

Tennessee Certification of Electronic Document

I, JAMES M. ADCOX III, 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 September 20, 2025 (date of document).

Signature

10/7/25
Date

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Sworn to and subscribed before me this 7 day of October 2025.

Notary Public
My Commission expires: 1/22/2029

ANNA SMITH
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
MY COMM. EXPIRES JAN 22, 2029