Prepared by:
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Nashville, Tennessee 37219
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Karen Johnson Davidson County
Batch # 1481175 DEEDQC
10/07/2026 11:48:06 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20261007-0092208

QUITCLAIM DEED

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP/PARCEL
William and Barbara Irion 2026 Community Property Trust c/o William Matt Irion, III and Barbara Jean Irion, Co-Trustees 3802 Abbott Martin Road Nashville, TN 37215	**SAME**	**Map-116-12 Parcel-097.00**

FOR AND IN CONSIDERATION of One Dollar ($1.00), the receipt of which is hereby acknowledged, WILLIAM MATT IRION III and wife, BARBARA JEAN IRION (hereinafter "Grantor"), by these presents, do hereby quitclaim and convey unto WILLIAM MATT IRION, III and BARBARA JEAN IRION, CO-TRUSTEES of the WILLIAM AND BARBARA IRION 2026 COMMUNITY PROPERTY TRUST dated October 6, 2026, (hereinafter "Grantee), its successors and assigns, with full power to mortgage, sell, encumber, restrict and convey all of their right, title and interest in and to the following described property located in the Davidson County, Tennessee:

Being Lot No. 19 of Block "D" on the Map of Woodmont Lane Homesites, as of record in Book 1130, page 13, Register's Office for said County.

Said Lot No. 19 fronts 120 feet on the northerly side of Abbott Martin Road and runs back 148.3 feet on the westerly line and 176.9 feet on the easterly line to a dead line, measuring 110 feet thereon.

Being the same property conveyed to Grantor by Quitclaim Deed dated October 6, 2026, from Barbara Jean Irion, of record in Instrument No. 20261007-0092207 in the offices of the Register of Deeds for Davidson County, Tennessee.

This is improved property known as: 3802 Abbott Martin Road, Nashville, in Davidson County, TN.

The legal description stated above has been taken from the prior Quitclaim Deed conveying the interest in said property to Grantor. This transfer is by quitclaim and Grantor makes no warranties about the title.

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

WITNESS MY HAND this 6th day of October, 2026.

WILLIAM MATT IRION, III, Grantor

BARBARA JEAN IRION, Grantor

STATE OF TENNESSEE)
COUNTY OF Davidson)

Personally appeared before me, Tommy C. Estes, a Notary Public of this County, WILLIAM MATT IRION, III, the within named bargainor, 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, at office, this 6th day of October, 2009.

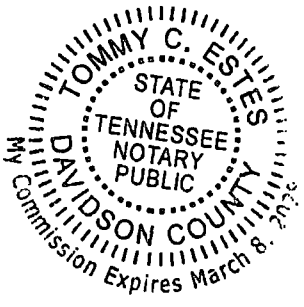
TOMMY C. ESTES STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires March 8, 2028

Notary Public
My Commission Expires: 03-08-2028

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Tommy C. Estes, a Notary Public of this County, BARBARA JEAN IRION, the within named bargainor, 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, at office, this 6th day of October, 2026.



Tommy C. Estes
Notary Public
My Commission Expires: 03-08-2028

THIS CONVEYANCE IS EXEMPT FROM TENNESSEE RECORDATION TAX PURSUANT TO TENNESSEE CODE ANNOTATED, Section 67-4-409(a)(1)(C)(vi) [formerly SECTION 67-4-409(a)(3)(F)].