QUITCLAIM DEED

This Instrument was Prepared by:
Greg Ehrhard
Stites & Harbison PLLC
400 West Market Street, Suite 1800
Louisville, Kentucky 40202-3352

Karen Johnson Davidson County
Batch# 1318936 DEEDQC
09/05/2025 11:32:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20250905-0071042

Address of New Owner(s):	Send Tax Bills To:	Map-Parcel Number:
Sharondale Development Holdings LLC 5056 Kathryn Avenue Franklin, Tennessee 37064	NEW OWNER	**117 03 0 138.00** **&** **117 03 0 140.00**

For and in consideration of the sum of Ten and 00/100 Dollars ($10.00), cash in hand paid by Grantee, the receipt and legal sufficiency of which are hereby acknowledged, **Chase Emery,** ("Grantor") hereby conveys and quitclaims unto **Sharondale Development Holdings LLC, a Tennessee limited liability company** ("Grantee"), its heirs and assigns forever, all of Grantor's right, title and interest in and to certain improved real property located in Davidson County, Tennessee, and being more particularly described as follows:

Map and Parcel: 117 03 0 138.00

Land in Davidson County, Tennessee, being Lot No. 6 on the Plan of Sharondale Drive Subdivision of record in Plat Book 6050, page 185, 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 part of the same property conveyed to Chase Emery by Quitclaim Deed from Sharondale Development Holdings LLC, a Tennessee limited liability company dated February 24, 2025 and recorded on February 25, 2025 as Instrument No. 20250225-0013799, Register's Office of Davidson County, Tennessee.

Map and Parcel: 117 03 0 140.00

Land in Davidson County, Tennessee, being Lot No. 4 on the Plan of Sharondale Drive Subdivision of record in Plat Book 6050, page 185, 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 part of the same property conveyed to Chase Emery by Quitclaim Deed from Sharondale Development Holdings LLC, a Tennessee limited liability company dated February 24, 2025 and recorded on February 25, 2025 as Instrument No. 20250225-0013801, Register's Office of Davidson County, Tennessee, Lot 4 and 5 Sharondale.

This property is improved property known as: **2128 Sharondale Drive A & D and 2128 Sharondale Drive G & H, Nashville, TN 37215.**

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202509050071042

Witness my hand this 29 day of August, 2025.

Chase Emery

STATE OF TENNESSEE)
COUNTY OF Williamson)

Personally appeared before me, a Notary Public of said State and County, **Chase Emery**, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal this 29th day of August, 2025.

Sharon Reid
Notary Public

My Commission Expires: 12/19/26

SHARON REID
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 12/19/2026
RUTHERFORD COUNTY

STATE OF TENNESSEE)
COUNTY OF Williamson)

The Actual consideration or value of property conveyed (whichever is greater) is ZERO AND NO/100 DOLLARS ($0.00).

Affiant

Sworn to and subscribed before me this 29th day of August, 2025.

Sharon Reid
Notary Public

My Commission Expires: 12/19/26

SHARON REID
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 12/19/2026
RUTHERFORD COUNTY

Tennessee Certification of Electronic Document

I, T. Gregory Ehrhard, 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 August 29, 2025 (date of document).

T. Gregory Ehrhard
Signature

9-5-2025
Date

State of Kentucky)
)
County of Jefferson)

Sworn to and subscribed before me this 5th day of September, 2025.

Nancy Marie LaRocca
Notary's Signature

My Commission Expires: 02/01/2026

Notary's Seal

