AFTER RECORDING RETURN TO:
Brendon Butler
4830 Humber Drive
Nashville, TN 37211
File No. R-280697-SFB

Karen Johnson Davidson County
Batch# 1330317 DEEDQC
10/03/2025 03:21:30 PM 6 pgs
Fees: $32.00 Taxes: $0.00
20251003-0079199

This document prepared by:
John Windsor, Esq.
8940 Main Street
Clarence, NY 14031
866-333-3081

Tax ID No.: 147-08-0-060

QUITCLAIM DEED

This is a Quitclaim Deed given for no monetary consideration and pursuant to T.C.A. 67-4-409(a)(1)(D) no transfer tax is due.

THIS DEED made and entered into on this 16 day of September, 20 25, by and between **Lu Wu, an unmarried woman, and Brendon Butler, an unmarried man, who took title as wife and husband,** residing at 4830 Humber Drive, Nashville, TN 37211, hereinafter referred to as Grantor(s) and **Brendon Butler, an unmarried man,** residing at 4830 Humber Drive, Nashville, TN 37211, hereinafter referred to as Grantee(s).

WITNESSETH: That the said Grantor(s), for and in consideration of the sum of ZERO and NO/100 ($0.00) DOLLARS, do hereby remise, release and quitclaim unto the said Grantee(s) forever, all the right, title, interest and claim which the said Grantor has in and to the following described parcel of land, and improvements and appurtenances thereto, located in Davidson County, Tennessee:

ALL THAT TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, TENNESSEE:
LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 121, ON THE PLAN OF BEVERLY HEIGHTS, SECTION II, AS SHOWN ON PLAT OF RECORD IN PLAT BOOK 2331, PAGE 42, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR A MORE PARTICULAR DESCRIPTION.

Property Address: 4830 Humber Drive, Nashville, TN 37211

Being the same property conveyed to the Grantor(s) in a Deed recorded on 12/08/2022 under Instrument No. 20221208-0127757 in the Register's Office of Davidson County, Tennessee.

This conveyance is subject to easements, covenants, conditions, restrictions, reservations, and limitations of record, if any.

IN WITNESS WHEREOF, the said Grantor(s) has/have signed and sealed this deed, the day and year above written.

Lu Wu

STATE OF Alabama
COUNTY OF Madison

Personally appeared before me, the undersigned Notary Public of the aforesaid County and State, Lu Wu, the within named Grantor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and seal, at office in Madison, Alabama, this 16 day of September, 2025.

Terri Michelle McCarroll
Notary Public

My Commission expires: October 8, 2025

TERRI MICHELLE MCCARROLL
NOTARY
PUBLIC
ALABAMA STATE AT LARGE

IN WITNESS WHEREOF, the said Grantor(s) has/have signed and sealed this deed, the day and year above written.

Brendon Butler

STATE OF Tennessee
COUNTY OF Maury

Personally appeared before me, the undersigned Notary Public of the aforesaid County and State, Brendon Butler, the within named Grantor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and seal, at office in Columbia, TN Maury County, this 17 day of Sept, 20 25.

Penny C Worley
Notary Public

My Commission expires: 1·29·28

PENNY C. WORLEY
TENNESSEE
NOTARY
PUBLIC
My Comm Exp.
01-29-28
COUNTY OF WILLIAMSON

No title exam performed by the preparer. Legal description and party's names provided by the party.

VALUATION AFFIDAVIT

I, or we, hereby swear or affirm that to the best of knowledge, information, and belief of the Affiant, that the actual consideration for this transfer is $0.00.

Affiant

Print Name: Brendon Butler

STATE OF Tennessee
COUNTY OF Maury

Subscribed and sworn to before me this 17 day of Sept, 2025.

Notary Public
My Commission Expires: 1·29·28

PENNY C. WORLEY
TENNESSEE
NOTARY
PUBLIC
My Comm Exp.
01-29-28
COUNTY OF WILLIAMSON

Name and address for person(s) responsible for taxes:

Brendon Butler
4830 Humber Drive
Nashville, TN 37211

Name and address of property owner:

Brendon Butler
4830 Humber Drive
Nashville, TN 37211

Tennessee Certification of Electronic Document

I, Brendon Butler, 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 9/17/2025 (date of document).

BSB

Affiant Signature

9-17-25

Date

STATE OF Tennessee
COUNTY OF Maury

Subscribed and sworn to before me this 17 day of Sept, 2025.

Penny C Worley

Notary Public
My Commission Expires: 1-29-28

PENNY C. WORLEY
TENNESSEE
NOTARY
PUBLIC
My Comm Exp.
01-29-28
COUNTY OF WILLIAMSON

Exhibit "A"

Legal Description

ALL THAT TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, TENNESSEE:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 121, ON THE PLAN OF BEVERLY HEIGHTS, SECTION II, AS SHOWN ON PLAT OF RECORD IN PLAT BOOK 2331, PAGE 42, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR A MORE PARTICULAR DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED TO LU WU AND BRENDON BUTLER, WIFE AND HUSBAND FROM MELISSA SHANEYFELT AND TRUMAN ELSWORTH SHANEYFELT, JR., WIFE AND HUSBAND BY DEED DATED DECEMBER 06, 2022 AND RECORDED ON DECEMBER 08, 2022 IN INSTRUMENT NO: 20221208-0127757.

Parcel ID Number: 147-08-0-060