Karen Johnson Davidson County
Batch# 1386507 DEEDQC
02/27/2026 11:28:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20260227-0015664

QUITCLAIM DEED

THIS INSTRUMENT PREPARED FROM INFORMATION PROVIDED BY THE PARTIES WITHOUT THE BENEFIT OF TITLE SEARCH AND/OR TITLE POLICY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $0.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27 DAY OF FEBRUARY, 2026.

Notary Public

MY COMMISSION EXPIRES: (AFFIX SEAL)

ERIN HASELTINE STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY My Commission Expires 11-14-2029

THIS INSTRUMENT WAS PREPARED BY
SoBro Law Group, PLLC
101 Lea Avenue
Nashville, TN 37210

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
David N. Salam and Quincy L. Salam, Co-Trustees of the Salam Community Property Trust	**Newrez, LLC**	093-13-0S-001.00-CO
(NAME)	(NAME)	
1210 A Hawkins Street	P.O. 10826, Greenville, SC 29603	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37203	Nashville, TN 37215	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR NO CONSIDERATION, the receipt and sufficiency of which are hereby acknowledged, DAVID N. SALAM AND QUINCY L. SALAM, husband and wife ("Grantors"), by these presents do transfer and convey their undivided interests to DAVID N. SALAM and QUINCY L. SALAM, in their capacities as Co-Trustees of the Salam Community Property Trust U/A February 25, 2026, (the "Grantee"), its heirs and representatives, one hundred percent (100%) of Grantors' interest in and to that certain tract or parcel of land in Davidson County, State of Tennessee, being more particularly described as follows, to-wit:

Land in Davidson County, Tennessee, being Unit No. 1 as set forth in the Declaration of Covenants, Conditions and Restrictions for the 1210 Hawkins Street Townhomes, a Horizontal Property Regime with Private Elements, as of record in Instrument No. 20150818-0083288, Register's Office for Davidson County, Tennessee. Reference is hereby made to the site plan attached as Exhibit "B" of said Declaration for a more complete identification and description of said Unit.

Being the same property conveyed to David N. Salam and Quincy L. Salam, husband and wife, by Warranty Deed from Lot 1 Partners, LLC, a Tennessee limited liability company, dated November 1, 2016 and recorded on November 3, 2016 in Instrument No. 20161103-0116326, register's Office for Davidson County, Tennessee.

The conveyance of the above-described parcel of land is subject to the following:

1. All matters set forth in the Declaration of Covenants, Conditions and Restrictions for 1210 Hawkins Street Townhomes, a Horizontal Property Regime with Private Elements, of record in Instrument No. 20150818-0083288, Register's Office for Davidson County, Tennessee, and to which reference is hereby made s if copied verbatim.
2. Matters shown on the plan of record in Book 4885, Page 136, Register's Office for Davidson County, Tennessee, shows and owner's certificate, a 30 foot minimum building setback line from Hawkins Street and a 5 foot electric overhang easement along a portion of the westerly line of said lot.
3. Applicable restrictions contained in the Instrument of record in Book 5030, Page 956, Register's Office for Davidson County, Tennessee.
4. Easements retained by Metro pursuant to the closing of Alley No. 428 being part of the City Ordinance No, 72-383, as of record in Book 4661, Page 823, Register's Office for Davidson County, Tennessee.
5. Subject to any and all zoning regulations, building restrictions, setback lines, if any, and easements and rights of way for public utilities applicable to this property.

Subject property is not the primary or marital residence of David N. Salam or Quincy L. Salam, or their dependents, as defined by statute.

This is ☐ unimproved
☒ improved property, known as **1210 Hawkins Street, Nashville, TN 37203**

(House Number) (Street) (City or Town) (State) (Postal Zip)

Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this 26th day of February, 2026.

By: David N. Salam
Its: Grantor

By: Quincy L. Salam
Its: Grantor

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named David N. Salam, 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 and official seal at Nashville, Tennessee, this 26 day of February, 2026.

Commission expires: 11.14.29

Notary Public



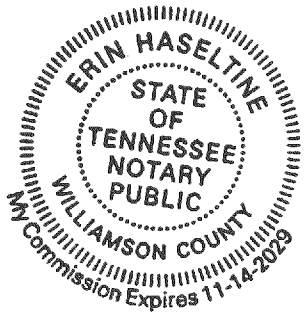
STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Quincy L. Salam, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 26 day of February, 2026.

Commission expires: 11.14.29

Notary Public



Certificate of Authenticity

I Elizabeth Gracyalny, 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 February 26, 2026.

Elizabeth Gracyalny
Affiant Signature

2/26/2026
Date

State of TENNESSEE
County of DAVIDSON

Sworn to and subscribed before me this 26th day of February 2026.

Notary's Signature

My Commission Expires: 10/20/2026

Notary's Seal

NATALIE A MCKEE
TENNESSEE NOTARY PUBLIC
My Comm Exp. October 20, 2026
COUNTY OF WILLIAMSON