This Instrument Prepared by:
Clements & Eubanks, PC
2494 N. Mount Juliet Rd., Ste. 200
Mount Juliet, TN 37122

From information furnished by the parties

The actual consideration or value
Whichever is greater for this
Transfer is NO MONETARY
CONSIDERATION

Affiant

Karen Johnson Davidson County
Batch # 1386891 DEEDQC
03/02/2026 08:49:34 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20260302-0015902

STATE OF TENNESSEE)
COUNTY OF WILSON)

Sworn to and subscribed before me
this 23rd day of February, 2026.

BRYSON NICHOLAS EUBANKS NOTARY PUBLIC STATE OF TENNESSEE My Commission Expires on 10/28/2028 WILSON COUNTY

Bryson Eubanks, **NOTARY PUBLIC**
My Commission Expires: 10/28/2028

THIS INSTRUMENT WAS PREPARED FROM INFORMATION SUPPLIED BY THE PARTIES WITHOUT COUNSEL OR ADVICE AS TO LEGAL CONSEQUENCES OR TAX RELATED MATTERS OR ANY MATTERS RELATED TO MEDICAID OR TENNCARE BENEFITS. NO TITLE EXAMINATION OR SETTLEMENT HAS BEEN PERFORMED AND BRYSON EUBANKS, ATTORNEY, SHALL NOT BE RESPONSIBLE FOR ANY MATTER THAT COULD HAVE BEEN RESOLVED BY A TITLE EXAMINATION, SETTLEMENT OR LEGAL AND/OR TAX RELATED COUNSEL.

QUITCLAIM DEED

ADDRESS OR NEW OWNERS:	SEND TAX BILLS TO:	MAP AND PARCEL:
Barry Keith Gavin and Melissa Gavin, Trustees of the Gavin Family Trust, dated February 23, 2026, and any amendments thereto 1237 Preston Drive, Unit A Nashville, TN 37206	Barry Keith Gavin and Melissa Gavin, Trustees of the Gavin Family Trust, dated February 23, 2026, and any amendments thereto 1237 Preston Drive, Unit A Nashville, TN 37206	083 04 1H 001.00

FOR NO MONETARY CONSIDERATION, We, **Barry Gavin and Melissa Gavin, husband and wife,** by these presents do hereby quitclaim and convey all our right, title, and interest in and to the following tract or parcel of land unto **Barry Keith Gavin and Melissa Gavin, Trustees of the Gavin Family Trust, dated February 23, 2026, and any amendments thereto**, situated, and lying in Davidson County, Tennessee, bound and described as follows, to-wit:

Land in Davidson County, Tennessee, being Unit A of Homes at 1237 Preston, a Horizontal Property Regime with Private Elements as shown on Exhibit "C", of the Declaration of Covenants, Conditions and Restrictions at Instrument Number 20201203-01400332 corrected at Instrument Number 202220127-0010176, in the Register's Office of Davidson County, Tennessee., to which Plan reference is hereby made for a more complete description of the property.

This conveyance is made subject to all the provisions of the Tennessee "Horizontal Property Act' as the same is set out in Section 66-27-101 et seq. of the Tennessee Code Annotated and its subject to the By-Laws and Charter for the administration thereof, and is subject to easements, rights and interests in favor of other unit owners and all sewer, water, electrical, telephone and other utility easements now of hereafter established over, through or upon the land embracing the regime and building thereon; and also including, without limitations, all conditions, covenants, restrictions and options, burdens, Assessments, and other undertakings contained in the Master Deed of record at Instrument Number 20201203-0140332 corrected at Instrument Number 20220127-0010176, in the Register's Office of Davidson County, Tennessee.

BEING the same property conveyed to **Barry Gavin and Melissa Gavin, husband and wife**, by **Burkett Homes, Inc., a Tennessee Corporation,** by Warranty Deed of record in Instrument No. 20220216-0017845, Register's Office for Davidson County, Tennessee.

This being a part of the same property conveyed to the party of the fist party by Warranty Deed of record at Instrument Number 20201026-0123630, in the Register's Office of Davidson County, Tennessee.

This is improved property more commonly known as 1237 Preston Drive, Unit A, Nashville, TN 37206.

Witness by my hand this 23rd day of February, 2026

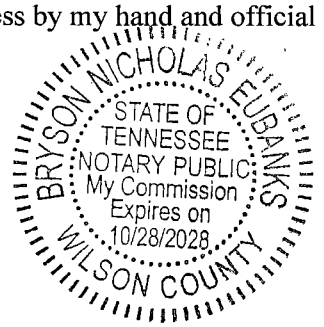
Barry Gavin

Melissa Gavin

STATE OF TENNESSEE)
COUNTY OF WILSON)

On the 23rd day of February, 2026, personally appeared before me, Barry Gavin and Melissa Gavin, with whom I am personally acquainted or who proved to me on satisfactory evidence to be the persons who executed the foregoing instrument and who acknowledged that they executed the same by their own free act and deed.

Witness by my hand and official seal



Bryson Eubanks, **NOTARY PUBLIC**
My Commission Expires: 10/28/2028