This instrument was prepared by:
Perrone & Young
400 Sugartree Lane, #220
Franklin TN 37064-3073
615 / 373.6910

Karen Johnson Davidson County
Batch# 1394947 DEEDQC
03/19/2026 08:23:30 AM 5 pgs
Fees: $27.00 Taxes: $0.00
20260319-0021770

QUITCLAIM DEED

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP / PARCEL NO.
William D. Norman 512 Ashlawn Court Nashville TN 37215	Same	**131-06-0G-512.00-CO**

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value for this transfer, whichever is greater is $00.00.

PATRICIA R. YOUNG
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

K. L. Norman
AFFIANT

Personally appeared before me, sworn to and subscribed before me this 18th day of March 2026.

NOTARY PUBLIC

My commission expires: 02.26.2030

For love and affection and no monetary consideration, **KLN Holdings, LLC**, a Tennessee limited liability company (the "Grantor"), does hereby quitclaim and convey unto **William D. Norman**, a single man, (the "Grantee"), his heirs, successors, and assigns, all of its right, title and interest in and to the following described tract or parcel of land:

Land in Davidson County, Tennessee, being Unit No. 512, together with the appurtenant interest in the common elements of Burton Hills Village of Ashlawn, a condominium, a horizontal property regime established by Master Deed, of record in Book 7076, Page 696, amended in Book 7308, Page 859, Register's Office for Davidson County, Tennessee said Unit being depicted on the Condominium Site Plan attached as Exhibit "B" to the aforementioned Master Deed and being located upon Tract No. 13 on the Plan of Resubdivision of Tracts 1, 2, and 11 Burton Hills of record in Plat Book 6250, Page 978, and Book 6900, Page 304, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to KLN Holdings, LLC, a Tennessee limited liability company by warranty deed dated July 30, 2024, from Paul

B. Anderson and Jennifer B. Anderson, husband and wife, recorded on July 31, 2024 as Instrument No. 20240731-0058067.

THIS IS IMPROVED PROPERTY KNOWN AS:

512 Ashlawn Court, Nashville, Davidson County, Tennessee, 37215

This Quitclaim Deed was prepared based upon information provided by Grantor and Grantee and no title search was conducted, nor was verification of Grantor's status established.

This conveyance is subject to any and all zoning regulations, building restrictions and setback lines, easements, rights of way for public utilities, restrictive covenants, and encumbrances, if any, as may affect the premises, and specifically:

- Taxes for the year 2025 and subsequent years, a lien not yet due and payable.
- Subject to all matters shown on the Plan of Burton Hills Tracts 1, 2, 11 of record in Plat Book 6250, Page 978 and in Book 6900, page 304, Register's Office of Davidson County, Tennessee.
- The premises herein insured is a condominium apartment established pursuant to 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 is subject to the provisions and requirements thereof and is subject to the By-Laws for the administration thereof; also subject to the easements, rights and interest in favor of other unit owners, and all sewer, water, electrical, telephone and other utility easements now or hereafter established over, through, or upon the land embracing the regime and buildings thereon; and also including without limitations, all conditions, covenants, restrictions, options, burdens, assessments and other undertakings contained in the Master Deed establishing a Horizontal Property Regime of Burton Hills, Village of Ashlawn of record in Book 7076, Page 696, as amended in Book 7308, Page 859, Register's Office for Davidson County, Tennessee.
- Terms, provisions, covenants, conditions, restrictions, easements, charges, assessments and liens provided in the Covenants, Conditions and Restrictions of record in Book 6517, Page 522, as amended in Book 6691, page 593, Book 6778, page 536, Book 6911, page 120 and Book 6325, Page 588 in Instrument No. 20031219-0181028, Book 9882, Page 733, Book 7146, Page 188, Book 7076, Page 691, Book 7046, Page 520, Register's Office for Davidson County, Tennessee.
- By-Laws of the Council of Co-Owners, Burton Hills, Village of Ashlawn, a Condominium of record in Book 7076, Page 763, in the Register's Office for Davidson County, Tennessee.

- Charter of record in Book 6665, Page 1, in the Register's Office for Davidson County, Tennessee.

- Charter of Burton Hills Village of Ashlawn Council, Inc. of record in Book 7154, Page 239, in the Register's Office for Davidson County, Tennessee.

- Charter of Burton Hills Homeowners Association, Inc. of record in Book 6517, Page 505, as amended in Book 6921, page 216, in the Register's Office for Davidson County, Tennessee.

- Charter of Burton Hills Recreational Association, Inc. of record in Book 6517, Page 511, as amended in Book 6921, page 214, in the Register's Office for Davidson County, Tennessee.

- Agreement by and between Burton Capital Corporation, a corporation and the Nashville and Davidson County Metropolitan Planning Commission of record in Book 6470, Page 383, Book 7147, Page 411 and Book 7147, Page 416, in the Register's Office for Davidson County, Tennessee.

- Agreement by and between Burton Capital Corporation, a corporation and the Nashville and Davidson County Metropolitan Planning Commission of record in Book 6655, Page 47, in the Register's Office for Davidson County, Tennessee.

- Utility easements of record in Book 3702, Page 260, Book 3702, page 298 and Book 3702, page 491, in the Register's Office for Davidson County, Tennessee.

- Deed of Conveyance for Sanitary Sewer to Metropolitan Government of Nashville and Davidson County, Tennessee of record in Book 7275, Page 826, in the Register's Office for Davidson County, Tennessee.

- Grant of Easement to Comcast of Nashville I, LLC of record in Instrument No. 20140902-0079895, in the Register's Office for Davidson County, Tennessee.

- Easements to the Metropolitan Government of Nashville and Davidson County for sanitary sewers and/or storm drainage, of record in Book 3702, page 250, and in Book 4298, page 491, Register's Office for Davidson County, Tennessee.

- Any and all existing easements and restrictions as shown of record not stated herein

IN WITNESS WHEREOF, I have hereunto set my hand on this 18th day of March 2026.

GRANTOR: **KLN HOLDINGS, LLC**, a Tennessee limited liability company

Kerry L. Norman

Kerry L. Norman, President

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, a notary public in and for said State and County, the within named grantor, **Kerry L. Norman,** the bargainor, with whom I am personally acquainted (or upon the basis of satisfactory evidence presented to me), and who acknowledged that she is the president of **KLN Holdings, LLC**, a Tennessee limited liability company, and that she, being authorized to do so, executed the foregoing instrument for the purposes therein contained by signing her name as president of the company.

WITNESS my hand and official seal at Franklin, Tennessee, this 18th day of March 2026.

PATRICIA R. YOUNG
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

NOTARY PUBLIC

My commission expires: 02.26.30

TRUE COPY CERTIFICATION

Pursuant to Tenn. Code Ann. § 66-24-101, I, **Patricia R. Young**, do hereby make oath that I am a licensed attorney and/or the custodian of the original version of the foregoing electronic document – **Quitclaim Deed**, dated **March 18, 2026** by KLN Holdings, LLC, a Tennessee limited liability company to William D. Norman, a single man, tendered for recording herewith and that this is a true and exact copy of the original document executed and authenticated according to law on **March 18, 2026**.

This 18th day of March 2026.

PATRICIA R. YOUNG

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a notary public for this county and state, **Patricia R. Young**, who acknowledges that this certification of an electronic document is true and correct.

WITNESS my hand and official seal in Franklin, Tennessee this 18th day of March 2026.

MILDRED A. SELMAN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

MILDRED A. SELMAN, Notary Public

My commission expires: 07.10.2027