Karen Johnson Davidson County
Batch# 1400079 DEEDQC
04/01/2026 09:11:30 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20260401-0025789

This Instrument Prepared By and Returned To:
Robert L. Scruggs, Attorney
2021 Richard Jones Road, Suite 220
Nashville, Tennessee 37215

Address New Owners:	**Send Tax Bills To:**	**Map/Parcel Numbers:**
502C Buchanan LLC **107 13th Avenue Circle** **Nashville, TN 37212**	**Same As Owner**	**081081Y00300CO**

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS that I, **Willam Shaw,** does hereby quitclaim and by these presents does transfer and convey all of his right, title and interest unto **502C Buchanan LLC a Tennessee limited liability company,** in and to the following tract of land in **Davidon County, Tennessee**, described as follows, to-wit:

Land in Davidson County, Tennessee, being Unit No. 3, together with the appurtenant interest in the common elements of SALEMTOWN COURT, a horizontal property regime with private elements established by Declaration in Instrument No. 20220722-0084078, as corrected by Scrivener's Affidavit of record in Instrument No. 20250519-0039351, Register's Office for Davidson County, Tennessee, said Unit being depicted on the Site Plan attached as Exhibit B to the aforementioned Declaration.

Being the same property conveyed to William Shaw by Warranty Deed from Martin Construction Company, a Tennessee corporation, dated October 17, 2025, and filed for record on October 17, 2025, in Instrument No. 20251017-0082971, Register's Office for Davidson County, Tennessee.

This is improved property known as: 502 C Buchanan Street, Nashville, TN 37208.

This instrument and the interest hereby released and quitclaimed are subject to such limitations, restrictions and encumbrances as may affect the premises.

IN WITNESS WHEREOF, I have hereunto set my hand on this the 30th day of March 2026.

William Shaw

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 **William Shaw** the bargainor, 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 this the 30th day of March 2026.

Robert L Scruggs
NOTARY PUBLIC
My Commission Expires: 11.8.2028

ROBERT L. SCRUGGS STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON My Commission Expires NOV. 8, 2028

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is -$0.00.

William Shaw
(Affiant)

Subscribed and sworn to before me, this 30th day of March 2026.

Robert L Scruggs
NOTARY PUBLIC
My Commission Expires: 11-8-2028

ROBERT L. SCRUGGS STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON My Commission Expires NOV. 8, 2028

Certificate of Authenticity

I, Robert L. Scruggs, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law, on this the 30th day of March, 2026

Robert L Scruggs 3.30.2026
Signature Date

State of Tennessee
County of Davidson

Sworn to and subscribed before me this the 30th day of March, 2026.

Melody M Jenkins
Notary's Signature
My Commission Expires: 7-2-2029

MELODY M. JENKINS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires JULY 2, 2029