QUITCLAIM DEED

STATE OF Tennessee, COUNTY OF Rutherford

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS $10.00.

Affiant

Subscribed and sworn to me on March, 2026.

NOTARY PUBLIC

My Commission Expires: 8.19.2029

ROBERT TUFTS
NOTARY PUBLIC
STATE OF TENNESSEE
RUTHERFORD COUNTY

This deed was prepared based solely upon information supplied by the Grantor, and without the benefit of a title search.

Karen Johnson Davidson County
Batch # 1402489 DEEDQC
04/07/2026 10:15:05 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20260407-0027739

THIS INSTRUMENT WAS PREPARED BY:
John Cobb Rochford
Rochford Law & Real Estate Title, PLLC
2200 Abbott Martin Road
Nashville, TN 37215

NAME/ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP –
Michael Paxton Shelton & Brian Christopher Shelton 4406 Providence Heights Nashville, TN 37211	Same as New Owner	147 07 0 075.00

This instrument was prepared solely from information supplied by the parties hereto without the benefit of title examination, and the preparer makes no representations or warranties of any kind to any person or entities as to the accuracy or correctness of the information contained herein including, without limitations, status or quality of title, restrictions, physical or legal encroachments, zoning, fitness for any particular use, accuracy of the legal description, legal disability or competency of any party to this instrument, lawful access to or easement for the property described herein or any other matter related to the property or the conveyance herein made. The preparer of this instrument has provided no legal advice or counsel to any party to this transaction including, without limitation, advice or counsel related to federal, state, or local consequences connected herewith; and, any effected party is advised to, prior to closing of this transaction, seek the advice of a competent tax attorney or certified public accountant with respect to such tax consequences. The preparer of this instrument was retained for the sole purposes of drafting this instrument and has not acted as "settlement agent," "closing agent", or in any capacity other than drafter to this instrument.

KNOW ALL MEN BY THESE PRESENTS that Michael Paxton Shelton, married, hereinafter called **"GRANTOR,"** for and in consideration of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, the receipt of which is hereby acknowledged, has bargained and sold, and does hereby convey, remise, release and forever quitclaim unto Michael Paxton Shelton, married, and Brian Christopher Shelton, unmarried, joint tenants with rights of survivorship, hereinafter called **"GRANTEES,"** their successors and assigns, his entire right, title and interest in and to a certain tract of land in Davidson County, Tennessee, described as follows:

> Land in Davidson County, Tennessee, being Lot No. 10 on the map showing T.C. Cook's re-subdivision of part of the B.F. Cook Old Home Place, as of record in Book 547, page 163, Register's Office for Davidson County, Tennessee.
>
> Being the same property conveyed to Michael Paxton Shelton, married, by Quitclaim Deed from Kathryn Shelton, unmarried, dated January 25th, 2018, and recorded on January 29th, 2018, of record in Instrument No. 20180129-0009017, Register's Office for Davidson County, Tennessee.
>
> This is improved property, known as 4406 Providence Heights, Nashville, TN 37211.

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

WITNESS my hand on 3/27/2026, 2026.

Michael Paxton Shelton

STATE OF Tennessee

COUNTY OF Rutherford

On March 27th, 2026, before me personally appeared **Michael Paxton Shelton,** to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal on March 27th, 2026.

KALOB TUFTS
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

NOTARY PUBLIC

My Commission Expires: 8.19.2029