QUITCLAIM DEED

1604 Electric Ave, Nashville TN 37206

Prepared by and Return to:

Joshua Weldon Pemberton
1514 Long Avenue
Nashville, TN 37206

Karen Johnson
Batch # 1404926
04/14/2026 08:47:15 AM
Fees: $22.00 Taxes: $0.00
Davidson County
DEEDQC
4 pgs
20260414-0030068

This Quitclaim Deed is made this 6 day of March, 2026, by

CAITLIN SOFIA MCMANUS f/k/a CAITLIN SOFIA PEMBERTON, Grantor, whose address is [Insert Caitlin's current address], to

JOSHUA WELDON PEMBERTON, Grantee, whose address is 1514 Long Avenue, Nashville, TN 37206.

WITNESSETH:

That for and in consideration of the sum of Ten Dollars ($10.00) and other good and valuable consideration, including the equity equalization payment pursuant to the Marital Dissolution Agreement dated August 2025 and incorporated into the Final Decree of Divorce entered September 10, 2025, in Case No. 24D797, Fourth Circuit Court for Davidson County, Tennessee, the receipt and sufficiency of which are hereby acknowledged, the Grantor has remised, released, and forever quitclaimed, and by these presents does remise, release, and forever quitclaim unto the Grantee, all right, title, interest, claim, and demand of the Grantor in and to the following described real property situated in Davidson County, Tennessee:

Street Address: 1604 Electric Ave, Nashville, TN 37206

Map and Parcel: 094 01 0 455.00

Land in Davidson County, Tennessee, being Lot No. 70 on the Plan of Shelby Village No Three of record in Plat Book 2083, Page 6, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Elevate Land Investments, LLC by Warranty deed from Anne C. Taylor of record in Instrument No. 20150619-0059022 Register's Office for Davidson County, Tennessee, dated June 15, 2015 and recorded on June 19, 2015. (Value of consideration shown in aforementioned deed $202,000.00.)

Being the same property conveyed to Britnie F. Turner by Quitclaim deed from Elevate Land Investments, LLC of record in Instrument No. 20200103-0000806 Register's Office for Davidson County, Tennessee, dated January 02, 2020 and recorded on January 03, 2020. (Value of consideration shown in aforementioned deed $0.00.) Being also known as 1604 Electric Avenue Nashville, Tennessee 37206.

Being the same property conveyed to Joshua & Caitlin Pemberton by Warranty deed from Britney F. Turner of record in Instrument No. 20220413-0042735 Register's Office for Davidson County, Tennessee, dated March 22, 2022 and recorded on April 13, 2022. (Value of consideration shown in aforementioned deed $10.00.) Being also known as 1604 Electric Avenue Nashville, Tennessee 37206.

Send Tax Bills To: Joshua Weldon Pemberton, 1514 Long Avenue, Nashville, TN 37206

OATH OF CONSIDERATION

STATE OF TENNESSEE

COUNTY OF DAVIDSON

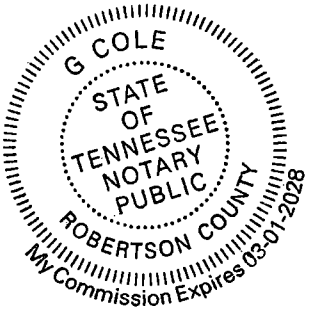
I, Joshua Weldon Pemberton, Grantee, hereby swear or affirm that the actual consideration or value, whichever is greater, for this transfer is Ten Dollars ($10.00) and other good and valuable consideration pursuant to court-ordered divorce settlement.

Joshua Weldon Pemberton

Sworn to and subscribed before me this 8 day of March, 2026.

Notary Public

My Commission Expires: 3/1/2028



IN WITNESS WHEREOF, the Grantor has executed this Quitclaim Deed on the date first above written.

Caitlin Sofia McManus f/k/a Caitlin Sofia Pemberton

Grantor

STATE OF TENNESSEE

COUNTY OF Davidson

On this 8 day of March, 2026, before me personally appeared Caitlin Sofia McManus f/k/a Caitlin Sofia Pemberton, known to me (or proved to me on the basis of satisfactory evidence) to be the person whose name is subscribed to the within instrument, and acknowledged to me that she executed the same in her authorized capacity, and that by her signature on the instrument she executed the instrument.

Notary Public

My Commission Expires: 3/1/2028

