Address New Owner:	Map-Parcel Numbers:	Send Tax Bills To:
The Caldwell Family Community Property Trust **4216 Wallace Lane** **Nashville, TN 37215**	**117 03 0A 117.00**	**SAME**
This instrument prepared by: Carter Shelton Jones, PLC 2021 Richard Jones Road, Suite 240, Nashville, TN 37215		

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00) cash in hand paid, the receipt and sufficiency of which are hereby acknowledged, **Edward Caldwell and Paige Caldwell, husband and wife** (the "Grantors"), by these present hereby transfer, assign, and quitclaim to **The Caldwell Family Community Property Trust dated April 15, 2026** (the "Grantee"), Grantee's successors and assigns, all of Grantors' right, title, and interest in and to certain land in Davidson County, Tennessee, being more particularly described on EXHIBIT A attached hereto and incorporated hereby by reference (the "Property").

This is improved property known as **3000 Hillsboro Pike, No. 117, Nashville, TN 37215.**

The Property is conveyed expressly subject to all limitations, restrictions, and encumbrances as may affect the Property.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration of this transfer is $-00-.

Affiant

Subscribed and sworn to before me this 15th day of April, 2026.

KATIE CESERETTI
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

Notary Public
My Commission Expires: 06/20/2027

Karen Johnson Davidson County
Batch # 1408156 DEEDQC
04/20/2026 08:33 AM 3 pgs
Fees: $17.00 Taxes: $0.00

20260420-0031879

Grantors and Grantees acknowledge that this Quitclaim Deed was prepared from information in prior deeds; that no request was made that Brian Shelton or Carter Shelton Jones, PLC perform a title examination; and that neither Brian Shelton nor Carter Shelton Jones, PLC shall have any liability for the status of the title to the property or for the accuracy of such information.

IN WITNESS WHEREOF, the Grantors have executed this Quitclaim Deed this 15th day of April, 2026.

Edward Caldwell

Paige Caldwell

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 **Edward Caldwell and Paige Caldwell**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and seal at office in Nashville, Tennessee, on this the 15th day of April, 2026.

Notary Public

My Commission Expires:
1/11/2030

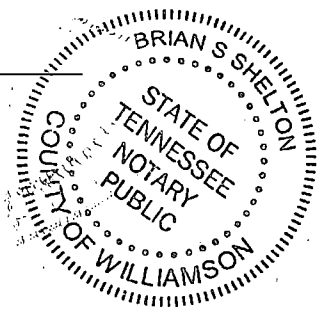


EXHIBIT A

(Legal Description of the Property)

Being Unit 117 on the Plan of Versailles Apartments, of record in Plat Book 5050, Page 80, corrected in Book 5171, Page 153, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description, together with the appurtenant interest in the common elements of Versailles Townhomes Homeowner's Association, a horizontal property regime established by Master Deed and By-Laws of record in Book 5168, Page 944, amended in Book 5589, Page 367, Book 5659, Page 641, re-recorded in Book 5667, Page 375, Book 7770, Page 955, and Book 8434, Page 719, said Register's Office.

BEING the same property conveyed to Edward Caldwell and Paige Caldwell, husband and wife, by deed of record as Instrument Number 20240402-0022676, in the Register's Office for Davidson County, Tennessee.

This conveyance is subject to:

All matters appearing on the plan of Versailles Apartments of record in Plat Book 5050 Page 80 and corrected in Book 5171 Page 153 Register's Office for Davidson County, Tennessee.

Charter of Versailles Townhomes Homeowners Association of record in Book 5179 Page 858 Register's Office for Davidson County, Tennessee.