THIS INSTRUMENT PREPARED BY AND AFTER RECORDING RETURN TO:

Thomas J. Elmlinger
Attorney at Law
1616 Westgate Circle, Suite 349
Brentwood, TN 37027

This transfer is exempt from the Tennessee Real Estate Conveyance Tax under T.C.A. §67-4-409(a)(3)

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS: $0.00.

Douglas R. Faria
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 24 DAY OF April, 20 26.

NOTARY PUBLIC

MY COMMISSION EXPIRES: 5/6/2026

THOMAS J. ELMLINGER STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF WILLIAMSON

ADDRESS NEW OWNER(S) AS FOLLOWS:
Freestyle Property LLC
906 Percy Warner Blvd
Nashville, TN 37205

SEND TAX BILLS TO:
same

MAP – PARCEL NUMBERS
095 -08-0/007.00

QUITCLAIM DEED

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, I, Douglas R. Faria, unmarried, do hereby remise, release and quitclaim unto Freestyle Property LLC, a Tennessee limited liability company, its successors and assigns, forever, all the right, title, interest and claim which the Grantor has in and to the following described parcel of land, and improvements and appurtenances thereto in the County of Davidson, State of Tennessee, to wit:

LAND in Davidson County, Tennessee, being Lot No. 127, Eva-Mor Heights, Section Two, of record in Plat Book 1835, Page 30, in the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said lot.

Being the same property conveyed to Douglas R. Faria, unmarried, dated April 22, 2026, from Andrea E. Faria, unmarried, recorded in Instrument No. 20260430-0038103, Register's Office for Davidson County, Tennessee.

This is improved property known as 240 Ridgeway Drive, Nashville, TN 37214

WITNESS my hand this 24 day of April, 20 26.

Karen Johnson
Batch # 1416593
05/06/2026 08:07:55 AM
Fees: $12.00 Taxes: $0.00

Davidson County
DEEDQC
2 pgs

20260506-0040621

Douglas R. Faria
Douglas R. Faria

STATE OF Tennessee }
}
COUNTY OF Williamson }

Personally appeared before me, a Notary Public in and for said County and State, the within named Douglas R. Faria, 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 at Brentwood (City), Williamson County, Tennessee (State), this 14 day of April, 2026.

THOMAS J. ELMLINGER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

Notary Public

My Commission Expires: 5/6/2026

Prepared without benefit of title search from information provided by the parties. Therefore, the preparer makes no certification as to the validity of title.