This document prepared from information furnished by the parties and no title search was performed

PREPARED BY:
Fulmer Lucas Engineering, LLC
2002 Richard Jones Road, Suite B200
Nashville, Tennessee 37215

STATE OF TENNESSEE: COUNTY OF DAVIDSON:
THE ACTUAL CONSIDERATION FOR THE HEREIN TRANSFER IS $0.00

AFFIANT

SWORN TO AND SUBSCRIBED BEFORE ME ON THIS 13th DAY OF MAY, 2026.

NOTARY PUBLIC

MY COMMISSION EXPIRES
7-2-29

JACKSON LEBEAU
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 7-2-2029

Karen Johnson
Batch # 1423534
05/21/2026 11:37:41 AM
Fees: $17.00 Taxes: $0.00

Davidson County
DEEDQC
3 pgs

20260521-0046488

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	TAX MAP/PARCEL NO.
GROUNDED DEVELOPMENT, LLC 615 3RD AVE S STE 500 Nashville, TN 37210	NEW OWNER	Tax Map: 81-11 Parcels: 481.00 and 482.00

QUITCLAIM DEED

For and in consideration of the sum of Zero (0.00) Dollar, cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged, we, GROUNDED DEVELOPMENT, LLC, by these presents do hereby quitclaim and convey unto GROUNDED DEVELOPMENT, LLC, all of our rights, title and interest in and to the following described parcel of land in Davidson County, Tennessee, to-wit:

Being a tract of land lying in Nashville, Davidson County, Tennessee of record in Instrument number 20221031 0117533;

Beginning at the northwest corner of the property at parcel ID 08111048100;

Thence with the existing right-of-way line of Buchanan Street, North 85 deg 39 min 46 sec East, 83.20 feet to a point; thence, North 85 deg 39 min 46 sec East, 34.20 feet to a point; thence, South 09 deg 23 min 52 sec East, 83.40 feet to a point; thence, South 73 deg 31 min 52 sec West, 40.08 feet to a point; thence, North 47 deg 25 min 24 sec West, 4.70 feet to a point; thence, North 47 deg 25 min 24 sec West, 120.58 feet to the point of beginning; containing 7,030 SF square feet or 0.16 acres more or less;

Being the same property conveyed to GROUNDED DEVELOPMENT, LLC of record in Instrument Number 20221031 0117533;

THE PURPOSE OF THIS INSTRUMENT IS TO CONSOLIDATE PARCELS being the same property conveyed to GROUNDED DEVELOPMENT, LLC, by deed of record as Instrument No 20221031 0117533, RODC, and as shown in the attached Exhibit of GROUNDED DEVELOPMENT, LLC Property dated 4-29-2026.

Witness my hand and seal on this the 13th day of MAY, 2026.

GROUNDED DEVELOPMENT, LLC
By: _____
Gina Emmanuel

State of Tennessee)
County of Davidson)

Personally appeared before me, the undersigned, a Notary Public having authority within the State and County aforesaid, GINA EMMANUEL, 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, and who further acknowledged that he is the member of GROUNDED DEVELOPMENT, LLC, and is authorized by the corporation to execute this instrument on behalf of the corporation.

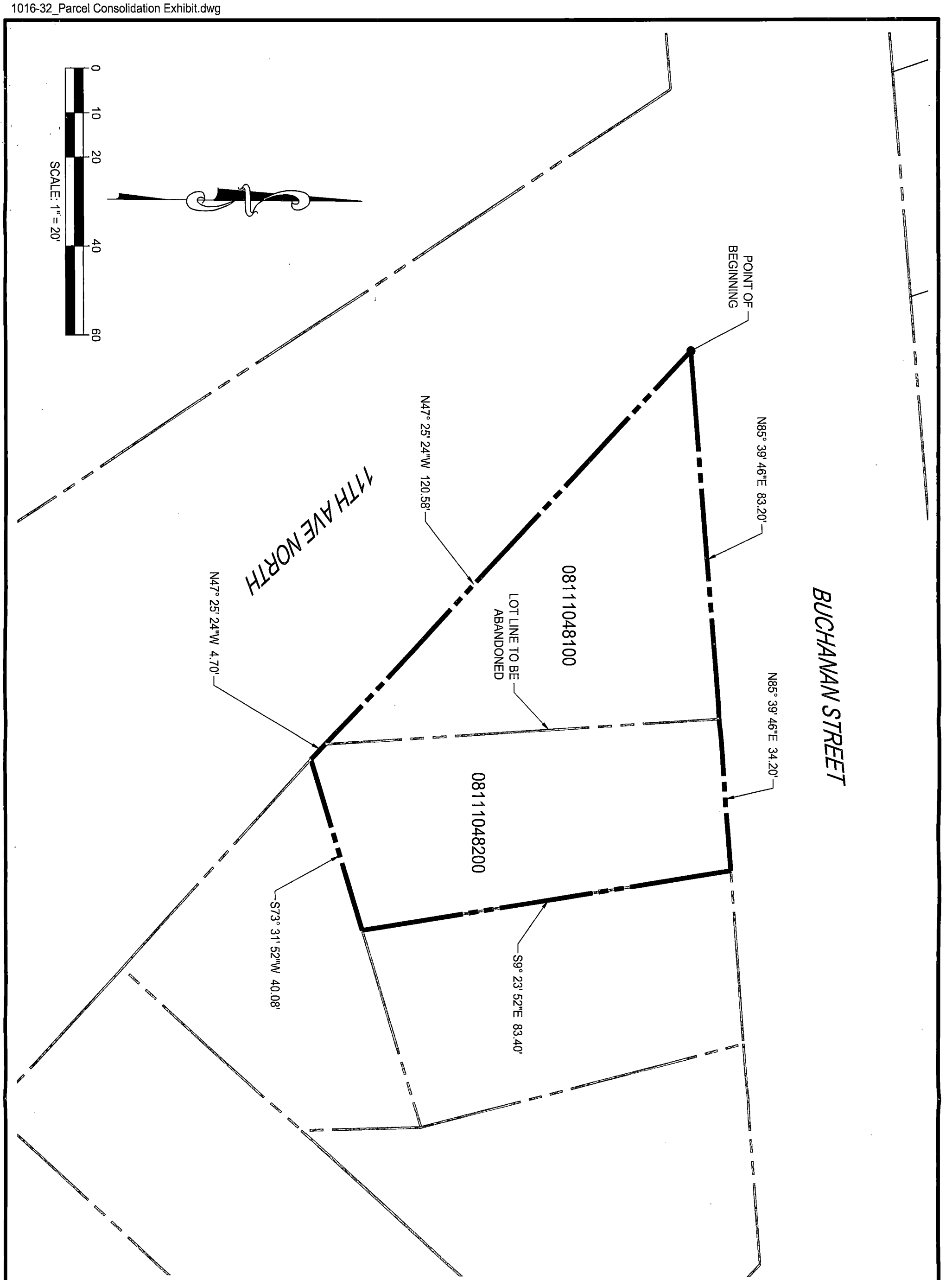
Witness my hand, at office, this 13th day of MAY, 2026.

_____
Notary Public

My commission expires: 7-2-2029

JACKSON LEBEAU
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 7-2-2029

1016-32_Parcel Consolidation Exhibit.dwg



QUIT

QUITCLAIM EXHIBIT
04/29/2026

EXHIBIT FOR:

1015 BUCHANAN

1015 BUCHANAN STREET
NASHVILLE, DAVIDSON COUNTY, TENNESSEE 37208

FULMER LUCAS

2002 RICHARD JONES RD - SUITE B200
NASHVILLE, TENNESSEE 37215
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