Karen Johnson Davidson County
Batch# 1450423 DEEDQC
07/22/2026 09:47:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20260722-0066303

This Instrument Prepared By:
THOMPSON BURTON PLLC (DHM)
1801 West End Avenue, Suite 1550
Nashville, Tennessee 37203

Address New Owner(s):	Send Tax Bills To:	Parcel ID Number:
Soledad Trust, David H. Mayer, Trustee 1801 West End Avenue, Suite #1550 Nashville, Tennessee 37203	Same	104-05-0-257.00 Davidson County

QUITCLAIM DEED

FOR AND IN CONSIDERATION OF One Dollar ($1.00) cash in hand paid, the receipt of which is hereby acknowledged, William F. Blaufuss, III and wife, Sarah A. Fairbank, by these presents do hereby quitclaim, and by these presents transfer and convey unto David H. Mayer, as Trustee of the Soledad Trust, his successors and assigns, all of their right, title, and interest in and to that certain tract or parcel of land located in Davidson County, Tennessee, more particularly described on Exhibit A hereto (the "Property").

This is improved property known as 3604 Meadowbrook Avenue, Nashville, Tennessee 37205.

The description herein is the same as that contained in the prior instrument.

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

IN WITNESS WHEREOF, the undersigned have executed this instrument on this 26th day of June, 2026.

WILLIAM F. BLAUFUSS, III

SARAH A. FAIRBANK

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, William F. Blaufuss, III and Sarah A. Fairbank, the within named bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 26th day of June, 2026.



Notary Public

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $-0-.

Affiant

Subscribed and sworn to before me this 26th day of June, 2026.



Notary Public

EXHIBIT A

Land in Davidson County, Tennessee, being Lot No. 464 on the Map of Richland Realty Co's Division "C", of record in Book 421, page 31, Register's Office for Davidson County, Tennessee, to which map reference is hereby made for a more complete description.

Being the same property conveyed to William F. Blaufuss, III and wife, Sarah A. Fairbank, by Warranty Deed from William F. Blaufuss, II and Mary Ann Blaufuss, husband and wife, of record at Instrument 20201013-0118624, Register's Office for Davidson County, Tennessee.

TRUE COPY CERTIFICATION

I, David H. Mayer, do hereby make oath that I am a licensed attorney and/or the custodian of the original version of the electronic document tendered for registration herewith and that this electronic document is a true and exact copy of the original document executed and authenticated according to law on June 26, 2026.

Date: July 21, 2026

DAVID H. MAYER

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Sworn to and subscribed before me on July 21, 2026.



Notary Public

My Commission Expires: 09/05/2028