Karen Johnson Davidson County
Batch# 1455699 DEEDQC
08/04/2026 03:42:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20260804-0071807

Prepared by:
D. Shayne Adair, Attorney
807 Bradford Ave.
Nashville, TN 37204

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value whichever is greater, for this transfer is $00.00.

Affiant

D. SHAYNE ADAIR STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF WILLIAMSON

Subscribed and sworn to before me this 31st day of July 2026.

Notary Public
My commission expires: 5/21/2026

Address of New Owner:	Send Tax Bills to:	Tax Information:
K PROPERTIES LLC	New Owner	
304 Normans Court		072-05-0V 007.00
Nashville, Tennessee 37216		

QUITCLAIM DEED

For consideration, the receipt and sufficiency whereof is hereby acknowledged, the undersigned, **Katherine Medlin**, married, hereinafter referred to as Grantor(s), by these presents, does quitclaim and convey all her right, title and interest in the subject property unto, **K Properties LLC, A Tennessee Limited Liability Company**, hereinafter referred as, the Grantee(s), in and to the following tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Unit. G on the Plan of The Townhomes at Vivian, a Horizontal Property Regime with Private Elements of record in Exhibit "B" in the Declaration Establishing a Horizontal Property Regime for The Townhomes at Vivian, at Instrument No. 20231019-0081949, as amended by First Amendment in Instrument No. 20231222-0098977, 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 Katherine Medlin by Quitclaim Deed from K Properties LLC, A Tennessee Limited Liability Company, and recorded April 16, 2026, in Instrument No. 20260416-0031169, Register's Office of Davidson County, Tennessee.

Being a portion of the same property conveyed to K Properties LLC, a Tennessee Limited Liability Company, by deed dated 04/30/2024, from Southeast CG, LLC, a Tennessee Limited Liability Company and 9th Avenue Nashville, LLC, a Tennessee Limited Liability Company, of record in Instrument No. 20240502-0032279, Register's Office for said County. The subject property was never the primary residence of Seller her spouse or any dependents.

Also being a portion of the same property conveyed to K Properties LLC, a Tennessee Limited Liability Company, by deed from Allurant Homes, LLC, a Tennessee Limited Liability Company, of record in Instrument No. 20220518-0057192, dated 05/09/2022, Register's Office for said County.

This is improved property known as 304 Normans Court Nashville, Tennessee 37216.

This Conveyance is made subject to any and all applicable restrictions, easements, conditions, etc. of record in the Registers office for Davidson County, Tennessee.

Witness my hand this 31st day of July 2026.

Katherine Medlin

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, a notary public for the state and county mentioned, personally appeared Katherine Medlin, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that she executed the foregoing instrument in the capacity and for the purposes therein contained.

Witness my hand and official seal at Brentwood, Tennessee, this 31st day of July 2026.

Notary Public

My Commission Expires: 5/21/2026

D. SHAYNE ADAIR
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

THIS DEED WAS PREPARED FROM INFORMATION FURNISHED TO PREPARER BY ONE OR MORE OF THE PARTIES AND PREPARER MAKES NO WARRANTIES AS TO THE ACCURACY OF INFORMATION FURNISHED. NO TITLE SEARCH WAS REQUESTED OR PERFORMED. THE PREPARER OF THIS INSTRUMENT DID NOT PARTICIPATE IN THE CLOSING OF THIS TRANSACTION.

Tennessee Certification of Electronic Document

I, Benjamin Seamon, 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 7/31/26. (date of document).

Affiant Signature

8/3/26
Date

State of Tennessee

County of Williamson

Sworn to and subscribed before me this 3 day of August, 2026

Notary's Signature

MY COMMISSION EXPIRES: 3-20-28

NOTARY'S SEAL

