Karen Johnson Davidson County
Batch# 1241984 DEEDQC
02/27/2025 02:23:30 PM 5 pgs
Fees: $27.00 Taxes: $0.00
20250227-0014809

Instrument Prepared by:
H. Brent Patrick, Esq.
SMITH, CASHION, & ORR, PLC
3100 West End Avenue, Suite 800
Nashville, Tennessee 37203
(615) 742-8555

CORRECTION QUITCLAIM DEED
For Quitclaim Deed of Record In Instrument Number 20100121-0005421

New Owner Address:	Send Tax Bills To:	Parcel ID No.
Oakley Enterprises, G.P. 2509 Lebanon Road Nashville, Tennessee 37214	Oakley Enterprises, G.P. 2509 Lebanon Road Nashville, Tennessee 37214	08416015200

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS ($10.00), CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGE, WE

BARRY NEAL OAKLEY AND KATHERYN OAKLEY JARRELL, AS CO-TRUSTEES OF THE BILLY NEAL OAKLEY CREDIT SHELTER TRUST, GENERAL PARTNER OF OAKLEY ENTERPRISES, FLP F/K/A OAKLEY ENTERPRISES, L.P.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

OAKLEY ENTERPRISES G.P., A TENNESSEE GENERAL PARTNERSHIP,

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE DESCRIBED AS FOLLOWS TO WIT:

See Exhibit A Legal Description

Witness our hands this 24th day of February, 2025.

Barry Neal Oakley, Co-Trustee of the Billy Neal Oakley Credit Shelter Trust,
General Partner of Oakley Enterprises FLP f/k/a Oakley Enterprises, LP

Katheryn Oakley Jarrell, Co-Trustee of the Billy Neal Oakley Credit Shelter Trust, General Partner of Oakley Enterprises FLP f/k/a Oakley Enterprises, LP

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Barry Neal Oakley and Katherynn Oakley Jarrell, Co-Trustees of the Billy Neal Oakley Credit Shelter Trust, General Partner of Oakley Enterprises, FLP f/k/a Oakley Enterprises, LP, with whom I am personal acquainted (or proved to me on the basis of satisfactory evidence) and who, upon his/her/their oaths, acknowledged himself/herself/themselves to be the Co-Trustees of the Billy Neal Oakley Credit Shelter Trust General Partner of Oakley Enterprises, FLP f/k/a Oakley Enterprises, LP and that he/she/they as such Co-Trustees, being authorized so to do, executed the within instrument for the purposes therein contained.

Witness my hand and official seal this the 24th day of February, 2025.

Notary Public Jatin A. Shah

My Commission Expires:
6-18-2028

JATIN A SHAH
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
MY COMMISSION EXPIRES 6-18-2028

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OF VALUE, WHICHEVER IS GREAT FOR THIS TRANSFER IS $10.00.

Carmen Coats

AFFIANT

SUBSCRIBED AND SWORN before me this the 21ST day of February, 2025.

Notary Public

My Commission Expires:
6-18-2028

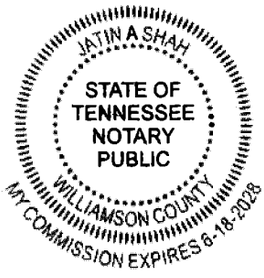


EXHIBIT A

Land in the 3rd, formerly the 2nd civil district of Davidson County, Tennessee, being lot no. 3 on the map of Donelson Heights Subdivision, plan not of record, described as follows:

Beginning on the westerly margin of a 30 foot avenue 200 feet northerly from the northerly margin of the Lebanon Pike, being the corner of lots nos. 2 and 3; thence with the north line of said lots nos. 2 and 1, and the south line of lot no. 3 westerly 200 feet to the east line of the H.C. Criswell Land; thence with said line, northerly 125 feet to the corner of lots nos. 3 and 4; thence easterly with the line between said two lots 200 feet to the westerly margin of said avenue; thence with the westerly margin of said avenue, southerly 125 feet to the beginning.

A certain tract or parcel of land lying in the 3rd civil district of Davidson County, Tennessee, being lot no. 4 in an unregistered plan known as Donelson Heights. Said lot lies on the west side of Shady Grove Road, formerly an avenue running through said plan, and is more particularly described as follows:

Beginning at the point on the west margin of said road, said point being 325 feet northerly along the west margin of said road from the northern margin of Lebanon Turnpike; running thence westerly and parallel with the Lebanon Turnpike 200 feet to a stake; thence north 2 ½ degrees west 100 feet; thence east 200 feet to a stake in the west margin of said road; thence south along the westerly margin of said road 100 feet to the beginning. Said lot is bounded on the south by lot # 3and on the north by lot no. 5 in said plan

Being the same property conveyed to Oakley Enterprises, LP by deed from Nola Jane Oakley of record as Instrument Number 20010228-0018595 in the office of the Register of Deeds for Davidson County, Tennessee.

This is improved property known as 226 Shady Grove Drive, Nashville, Tennessee 37214.

Tennessee Certification of Electronic Document

I, Steven T. Morris, 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 February 24, 2025.

Affiant Signature

27th day of February, 2025

Date

State of Tennessee

County of Davidson

Sworn to and subscribed before me this 27th day of February, 2025

Notary's Signature

MY COMMISSION EXPIRES: 1/24/2028

NOTARY'S SEAL

CATHERINE DESIMONE
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 1-24-2028