

THIS INSTRUMENT PREPARED BY SCHULMAN, LeROY & BENNETT, P C 3310 WEST END AVE ,STE 460 NASHVILLE, TN 37203	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration or value, whichever is greater, for this transfer is $0 00 Affiant Subscribed and sworn to before me, this 3rd day of March, 2025 Notary Public My Commission Expires: 3·8·2028

Karen Johnson Davidson County
Batch # 1243804 DEEDQC
03/06/2025 08 14 08 AM 7 pgs
Fees $37 00 Taxes $0 00
20250306-0016765

Address New Owner DEG Irrevocable Trust Attn Wendy Michelle Gadsey 901 Shenandoah Drive Brentwood, TN 27027	Send Tax Bills to Same	Tax Information. Map/Parcel Map 121, Parcel 139 Map 135, Parcel 346

QUITCLAIM DEED

For and in consideration of the sum of Ten and no/100 DOLLARS ($10.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the undersigned **Jason B. Casey, and Wendy Michelle Gadsey, Trustees of the Richard Joe Casey Irrevocable Trust,** a Tennessee Trust dated November 4, 2021, (hereinafter called the "Grantor"), does hereby quitclaim and convey unto **Wendy Michelle Gadsey and Eddie Gadsey, Trustees of the DEG Irrevocable Trust** and **Jason B. Casey, Trustee of the Sisters3 Irrevocable Trust,** both Tennessee Trusts dated October 29, 2024, (hereinafter called the "Grantees"), as tenants in common, each with an undivided fifty (50%) percent interest in all that tract or parcel of land in Davidson County, Tennessee, described in **Exhibit A**, which is attached hereto and incorporated herein by reference (the "Property").

This property known as **1686 and 1792 Reynolds Rd, Nashville, Tennessee 37207.**

This property is conveyed subject to: (1) all easements, restrictive covenants and conditions and other matters of record, including items set out on any applicable plat of record, (2) any and all applicable governmental and/or zoning regulations; (3) taxes which may affect the premises and are prorated as of the date of closing and assumed by Grantees herein. The Grantor makes no representations or warranties whatsoever with regard to the property or the Grantor's interest therein.

THIS INSTRUMENT HAS BEEN PREPARED UPON INFORMATION PROVIDED BY THE PARTIES AND THE PREPARER HAS NOT CONDUCTED ANY TITLE EXAMINATION INDEPENDENT FROM THE TITLE MATERIALS SUPPLIED BY THE PARTIES AND NO TITLE INSURANCE IS BEING PROVIDED. THE PREPARER MAKES NO WARRANTIES OR REPRESENTATIONS REGARDING THE STATUS OF TITLE TO THE PROPERTY.

IN WITNESS WHEREOF, Grantor has executed this Quitclaim Deed this 4 day of February 2025.

GRANTOR:

RICHARD JOE CASEY IRREVOCABLE TRUST

Name: Jason B. Casey
Title. Co-Trustee

Name: Wendy Michelle Gadsey
Title: Co-Trustee

STATE OF TENNESSEE)
COUNTY OF Williamson)

Before me, the undersigned, a Notary Public of the State and County, aforesaid, personally appeared Jason B Casey and Wendy Michelle Gadsey, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), to be the persons described in the foregoing instrument and who upon oath acknowledged themselves to be the co-trustees of the Richard Joey Casey Irrevocable Trust dated November 4, 2021, and that as such co-trustees, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the trust as such co-trustees.

WITNESS my hand and seal at office in Brentwood, TN County, Tennessee, this the 4 day of February 2025.

Noley Roberts
Notary Public

My Commission Expires: March 18, 2028

NOLEY ROBERTS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
MY COMM EXPIRES MARCH 18, 2028

EXHIBIT A

DESCRIPTION OF PROPERTY

Parcel 1: - 1686 Reynolds Road

Being the following described real estate in Davidson County, Tennessee:

Map 121, Parcel 139:

A tract or parcel of land in the 2nd Civil District of Davidson County, Tennessee, described as follows:

Beginning at an iron pin at the Northeast corner of Joe Casey land and on the Southerly margin of Reynolds Road; thence southerly with Joe Casey line 227 feet to an iron pin; thence easterly with Vernon Pugh line 60 feet to an iron pin; thence southerly along fence line 453 feet to an iron pin; thence easterly with Gardner 100 feet to an iron pin; thence northerly with Gardner 680 feet to an iron pin on the southerly margin of Reynolds Road; thence westerly with Reynolds Road 160 feet to the point of beginning, containing 3 acres, more or less.

Being the same property conveyed to Richard Joe Casey and Mary E. Casey, by Quitclaim Deed from Jason Casey, dated June 28, 1999, and recorded on December 6, 2000 as Instrument No. 20001206-0119873 in the Register's Office for Davidson County, Tennessee. Mary E. Casey having died on July 4, 2020.

Being the same property conveyed unto Jason B. Casey and Wendy Michelle Gadsey, Trustees of the Richard Joe Casey Irrevocable Trust dated November 4, 2021, by Quitclaim Deed of record in Instrument No. 20220103-0000164 in the Register's Office for Davidson County, Tennessee.

Parcel 2: 1792 Reynolds Road

Map 135, Parcel 346

Being the following described real estate in Davidson County, Tennessee:

A tract of land lying and being situated in the Second Civil District of Davidson County, Tennessee, located east of and adjacent to Reynolds Road, and including a portion of Lot 1, as shown on the Plan entitled "Joe Casey Property", recorded in Plat Book 5050, page 37, in the Register's Office for Davidson County, Tennessee and being more particularly described as follows:

Beginning at a concrete monument found in the easterly right-of-way of Reynolds Road at the northeast corner of the M. Lee Barrett, Jr. property, described in the deed recorded in Book 10068, page 523, said Register's office, said point laying North 75 degrees, 23 minutes, 26 seconds East 96.44 feet from a concrete monument at Barrett's Northwest corner, thence with the east right-of-way of Reynolds Road and a curve concave to the northwest, having a radius of 172.07 feet and a central angle of 70 degrees, 07 minutes, 38 seconds, and being subtended by a chord which bears North 31 degrees, 43 minutes, 18 seconds East 197.70 feet, thence northeasterly and northerly along said curve, a distance of 210.60 feet to a ½" diameter re-bar pin with cap set, thence North 03 degrees, 20 minutes, 31 seconds West tangent to said curve, a distance of 198.56 feet to a ½" diameter re-bar pin with cap set, the beginning of a curve tangent to said line; thence northerly and northwesterly a distance of 166.32 feet along the curve concave to the west, having a radius of 270.00 feet and a central angle of 35 degrees, 17 minutes, 38 seconds; thence North 38 degrees, 38 minutes, 09 seconds West tangent to said curve, a distance of87.60 feet to a ½" diameter re-bar pin with cap set at the beginning of a curve tangent to said line; thence northwesterly and northerly a distance of 84.09 feet along the curve concave to the northeast, having a radius of 250.00 feet and a central angle of 19 degrees, 16 minutes, 17 seconds to a ½" diameter re-bar pin with cap set at a point of cusp; thence leaving the right-of-way of Reynolds Road, South 85 degrees, 53 minutes, 32 seconds East, a distance of 752.39 feet to a ½" diameter re-bar pin found; thence South 85 degrees, 53 minutes, 32 seconds East, a distance of 967.31 feet to a ½" diameter re-bar pin found; thence South 85 degrees, 16 minutes, 24 seconds East, a distance of 288.58 feet to a ½" diameter re-bar pin found; thence South 85 degrees, 46 minutes, 34 seconds East, a distance of 289.95 feet to a ½" diameter re-bar pin found; thence South 84 degrees, 23 minutes, 42 seconds East, a distance of 531.82 feet to a ½" diameter re-bar pin found at the northwest corner of the Theodore J. Vaughn property, described in the deed recorded in Book 10440, page 492, said Register's Office; thence, with a fence, South 05 degrees, 47 minutes, 10 seconds West, a distance of 691.64 feet to a ½" diameter re-bar pin with cap set; thence South 88 degrees, 45 minutes, 33 seconds East, a distance of 503.39 feet to a ½" diameter re-bar pin with cap set;

thence South 04 degrees. 42 minutes. 36 seconds West, a distance of 205.00 feet to a ½" diameter re-bar pin with cap set; thence South 84 degrees. 22 minutes. 03 seconds East, a distance of 327.72 feet to a ½" diameter re-bar pin with cap set; thence North 83 degrees. 07 minutes. 57 seconds East, a distance of 620.00 feet to a ½" diameter re-bar pin with cap set; thence North 70 degrees. 37 minutes. 57 seconds East, a distance of 519.39 feet to a ½" diameter re-bar pin with cap set; thence North 85 degrees. 28 minutes. 45 seconds East, a distance of 212.14 feet to a ½" diameter re-bar pin with cap set in the west right-of-way of the Ned Shelton Road; thence with said right-of-way, South 31 degrees, 35 minutes, 36 seconds West, a distance of 135.00 feet to a ½" diameter re-bar pin found; thence leaving the right-of-way and running with a fence and the north boundary of the Buford Jones property, described in the deed recorded in Book 4055, page 480, said Register's Office, North 76 degrees, 31 minutes, 34 seconds West, a distance of 147 32 feet to a Cedar Tree at a fence corner; thence with the fence. South 46 degrees, 24 minutes, 21 seconds West, a distance of 605.73 feet to a ½" diameter re-bar pin with cap set at a fence intersection, thence continuing with the fence North 85 degrees, 00 minutes, 14 seconds West, a distance of 963.25 feet to a ½" diameter re-bar pin found; thence South 05 degrees. 46 minutes, 50 seconds West, a distance of 516.29 feet to a ½" diameter re-bar pin found in the north boundary of the Robert Bruce Long property, described in the deed recorded in Book 10928, page 993, said Register's Office, at a fence corner; thence North 84 degrees, 48 minutes, 45 seconds West, a distance of 544.74 feet to a ½" diameter re-bar pin found at the northeast corner of the Lucky Christian Maze property, described in the deed recorded in Book 5280, page 790, said Register's Office; thence North 79 deg., 25 minutes, 50 seconds West, a distance of 739.69 feet to a ½" diameter re-bar pin with cap set at a fence; thence South 80 degrees. 16 minutes. 03 seconds West, a distance of 95.45 feet to a ½" diameter re-bar pin found at a fence corner; thence North 74 degrees. 27 minutes. 36 seconds West. a distance of 143.32 feet to a ½" diameter re-bar pin found at Maze's northwest corner; thence South 18 degrees, 42 minutes, 22 seconds West, a distance of 352.74 feet to a ½" diameter re-bar pin with cap set at a fence corner; thence continuing with the fence South 24 degrees, 17 minutes, 10 seconds East, a distance of 302.65 feet to a ½" diameter re-bar pin with cap set, thence South 54 degrees, 54 minutes, 21 seconds East, a distance of 225.92 feet to a ½" diameter re-bar pin with cap set at the southwest corner of the Frances Darlene Smith property, described in the deed recorded in Book 5008, page 472, said Register's Office; thence South 41 degrees, 19 minutes, 13 seconds East, a distance of 217.82 feet to a ½" diameter re-bar pin with cap set at the northwest corner of the Dilmus Eugene Smith property, described in the deed recorded in Book 4896, page 923, said Register's Office; thence South 27 degrees, 47 minutes, 50 seconds East, a distance of 166 20 feet to a ½" diameter re-bar pin with cap set, thence south 16 degrees 45 minutes, 58 seconds East, a distance of 121.41 feet to a ½" diameter re-bar pin with cap set; thence South 6 degrees. 52 minutes. 21 seconds West, a distance of 20 00 feet; thence South 70 degrees 04 minutes, 53 seconds East. a distance of 10.00 feet to a fence corner; then South 19 degrees, 55 minutes, 07 seconds West, a distance of 83.69 feet to a ½" diameter re-bar pin with cap set on the west side of a 50 foot easement for ingress and egress;

North 16 degrees, 45 minutes, 58 seconds West, a distance of 208.00 feet to a ½" diameter re-bar pin with cap set; thence North 27 degrees, 47 minutes, 50 seconds West, a distance of 155.44 feet to ½" diameter re-bar pin with cap set; thence North 41 degrees, 19 minutes, 13 seconds West, a distance of 205.94 feet to a ½" diameter re-bar pin with cap set; thence North 54 degrees, 54 minutes, 21 seconds West, a distance of 233.65 feet to a ½" diameter re-bar pin with cap set; thence North 24 degrees, 17 minutes, 10 seconds West, a distance of 228.60 feet to a ½" diameter re-bar pin with cap set at a fence corner, thence North 60 degrees, 11 minutes, 07 seconds West, a distance of 414.68 feet to a ½" diameter re-bar pin with cap set at

a fence corner; thence North 88 degrees 42 minutes, 00 seconds West, a distance of 388.45 feet to a ½" diameter re-bar pin with cap set at the northwest corner of the Kenneth H. Peek, II property, described in the deed recorded in Book 8977, page 833, said Register's Office; thence South 02 degrees, 49 minutes, 36 seconds East, a distance of 291.36 feet to a ½" diameter re-bar pin with cap set; thence North 81 degree 19 minutes, 16 seconds West, a distance of 212.45 feet to a ½" diameter re-bar pin with cap set; thence South 38 degrees, 19 minutes, 38 seconds East, a distance of 575.00 feet to a ½" diameter re-bar pin with cap set; thence South 20 degrees, 32 minutes, 55 seconds East, a distance of 209.13 feet to a ½" diameter re-bar pin with cap set at a fence corner; thence North 85 degrees, 57 minutes, 35 seconds East, a distance of 246.30 feet to a ½" diameter re-bar pin found; thence North 85 degrees, 41 minutes, 19 seconds West, a distance of 178.59 feet to a 50' diameter Poplar tree; thence North 85 degrees, 47 minutes, 42 seconds West, a distance of 589.69 feet to a ½" diameter re-bar pin with cap set at the northwest corner of the Houston T. Fizell property, described in the deed recorded in Book 7017, page 70, said Register's Office; thence North 05 degrees, 36 minutes, 43 seconds East, a distance of 1088.28 feet to a ½" diameter re-bar pin found at the northeast corner of the Jerry N. Williams property, described in the deed recorded in Book 5901, page 887, said Register's Office; thence North 85 degrees, 37 minutes 46, seconds West, a distance of 415.57 feet to a ½" diameter re-bar pin found at the southeast corner of the Steven Velen property, described in the deed recorded in Book 8322, page 1, said Register's Office; thence North 08 degrees, 13 minutes, 30 seconds East, a distance of 209 21 feet to a ½" diameter re-bar pin found; thence North 18 degrees, 41 minutes, 48 seconds East, a distance of 408 16 feet to a ½" diameter re-bar pin with cap set at the southwest corner of the aforesaid M. Lee Barrett, Jr. property; thence North 73 degrees, 36 minutes, 35 seconds East, a distance of 217.01 feet to a ½" diameter re-bar pin found; thence North 03 degrees, 53 minutes, 24 seconds West, a distance of 146.24 feet to a ½" diameter re-bar pin found; thence North 21 degrees, 14 minutes, 52 seconds West, a distance of 143.14 feet to the Point of Beginning. Containing 143,828 ACRES, more or less All as shown on DBS & Associates Engineering drawing entitled: Boundary Survey of a portion of the Joe & Mary Casey Property and a portion of the Jason Casey property", dated June 28, 1999.

Being the same property conveyed to Richard Joe Casey, and wife, Mary E. Casey, by Quitclaim Deed from Jerry A. Ballar, dated October 20, 2000, and recorded on October 25, 2000, as Instrument No. 20001025-0105980 in the Register's Office for Davidson County, Tennessee. Mary E. Casey having died on July 4, 2020

Being the same property conveyed unto Jason B. Casey and Wendy Michelle Gadsey, Trustees of the Richard Joe Casey Irrevocable Trust dated November 4, 2021, by Quitclaim Deed of record in Instrument No. 20220103-0000165 in the Register's Office for Davidson County, Tennessee.