Karen Johnson Davidson County
Batch# 1282129 DEEDQC
06/06/2025 03:30:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20250606-0044814

THIS INSTRUMENT PREPARED BY:
BASS, BERRY & SIMS PLC
21 Platform Way South, Suite 3500
Nashville, TN 37203

QUITCLAIM DEED

Address New Owner(s)	Send Tax Bills To:	Map-Parcel Number(s)
Michael Byerly and Margaret Anne Moore Byerly, Co-Trustees 738 Vosswood Drive Nashville, TN 37205	Michael Byerly and Margaret Anne Moore Byerly, Co-Trustees 738 Vosswood Drive Nashville, TN 37205	115 08 0 060.00

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged, we, MARGARET ANNE BYERLY and MICHAEL BYERLY (the "Grantor"), hereby quitclaim and convey to MICHAEL BYERLY and MARGARET ANNE MOORE BYERLY, CO-TRUSTEES OF THE BYERLY COMMUNITY PROPERTY TRUST, their successors in trust and assigns, with full right and power to convey, sell, mortgage, lease or otherwise encumber without the joinder or consent of any beneficiary or other party, all of our interest in that certain real property in Davidson County, Tennessee more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 236 on the Plan of West Meade Farms, Inc., Section H, of record in Book 2133, page 17, Register's Office for Davidson County, Tennessee.

Said Lot No. 236 fronts 130 feet on the Easterly side of Vosswood Drive and runs back 335.5 feet on the Northerly line and 335.6 feet on the Southerly line, to a dead line in the rear, measuring 130 feet thereon.

Being the same property conveyed by deed of record as Instrument #20230707-0051835, Register's Office for Davidson County, Tennessee.

Being property known as 738 Vosswood Drive, Nashville, Tennessee.

[The remainder of this page is intentionally left blank. See signature page to follow.]

IN WITNESS WHEREOF, the Grantor has executed this instrument on this 6 day of June, 2025.

MARGARET ANNE BYERLY

MICHAEL BYERLY

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before the undersigned, a Notary Public in and for the State and County aforesaid, Margaret Anne Byerly and Michael Byerly, 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, as of this 10th day of June, 2025.

JENNIFER LEAVITT STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY Commission Expires May 8, 2029

Notary Public
My Commission Expires: May 8, 2029

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration for this transfer is $0.

Affiant

Subscribed and sworn to before me, this 6 day of June, 2025.

JENNIFER LEAVITT STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY Commission Expires May 8, 2029

Notary Public
My Commission Expires: May 8, 2029

47434848.1

Tennessee Certification of Electronic Document

I, Adam Harrer, 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 Jun 6, 2025 (date of document).

Affiant Signature

06/06/2025

Date

State of Tennessee

County of Davidson

Sworn to and subscribed before me this 06 day of June, 2025.

Emerald S. Burns

Notary's Signature

MY COMMISSION EXPIRES: 09-07-2026

NOTARY'S SEAL

