Karen Johnson Davidson County
Batch # 1329465 DEEDQC
10/02/2025 09 38 54 AM 3 pgs
Fees $17 00 Taxes $0 00
20251002-0078471

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $0.00

Sharon Lester
Affiant

NICHOLAS PERENICH, JR
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Subscribed and sworn to before me on this 23 day of September, 2025.

Notary Public [signature] My Commission Expires: 3/6/25

THIS INSTRUMENT WAS PREPARED BY.
Nick Perenich, Attorney
169 Belle Forest Circle, Ste A
Nashville, TN 37221

Address New Owner. Paul Gregory Hassell 7537 River Road Pike Nashville, TN 37209	Send Tax Bills to New Owner	Parcel ID: 089 00 0 011.00 And 089 00 0 016 00

Personal Representative's Deed

For and in consideration of the sum of Ten ($ 10 00) Dollars, cash in hand paid by the hereinafter named Grantee, the receipt of which is hereby acknowledged, and in connection with the distribution of the estate of the decedent pursuant to the decedent's will, Sharon Lester, Personal Representatives for the Estate of Ernest William Hassell, Jr (appointed in Probate Court Case number 25P-1843, Seventh Circuit Court for Davidson County, Tennessee, Probate Division), hereinafter called the Grantor(s), has bargained and sold and hereby remises, releases and forever quitclaims unto Sharon Elaine Lester, Lillian Yvonne Bryan, Pamela Ruth Sutton and Paul Gregory Hassell, hereinafter called the Grantee, their heirs, successors and assigns, all right, title and interest in a certain parcel of land in Davidson County, Tennessee, described as follows:

Tract 1:

A parcel or tract of land in the 8th Civil District of said County on the River Road and being part of a 145.66 acre tract of land described in deed from Mrs. Mannie Rucker and others to Carsie Sircy and wife, Willie C. Sircy of record in Book 1194, page 12, Register's Office for said County described according to a survey by S Hutchison March 4, 1961, as follows:

Beginning at a Beech, a corner is Carsie Sircy's and Granville Barnes' line and proceeding thence with a fence and their line as follows North 82 degrees east 9.4 poles to a stake, formerly a beech, north 64 degrees east 6 poles to a beech, thence with Carsie Sircy's and E W Upchurch's line as follows north 58 degrees east 12.4 poles to a beech tree, south 83 degrees

east 12.4 poles to a hickory tree; south 80 degrees E 8 28 poles to a cherry stump; north 89 degrees east 15.2 poles to a hackberry tree, thence leaving fence and the Upchurch line going as follows: north 20 degrees west 17.8 poles to a sugar tree, north 41 degrees 30 minutes west 13.2 poles to a shaley bark hickory tree; north 43 degrees 30 minutes west 34 poles to a large cedar tree; north 74 degrees 30 minutes west 12 poles to a shaley bark hickory tree; south 87 degrees 30 minutes west 23.5 poles to a point in a 25 foot private driveway leading to and from Carsie Sircy's home and the River Road, stake in line of east margin of said driveway; thence with the center of said driveway as follows· south 8 degrees west 19 8 poles, south 44 degrees 30 minutes west 10 poles; south 32 degrees west 6 5 poles; south 20 degrees west 6 poles, south 12 degrees west 6 poles; south 7 degrees west 12 5 poles to a point in the Old River Road, and on the margin of the New River Road, thence with Granville Barnes' line south 82 degrees east 32 poles, more or less, to the point of beginning, containing 23 acres, more or less

Being the same property conveyed to Ernest W Hassell, Jr and wife Ruth S. Hassell, of record in Book 3185, page 84, Davidson County Register of Deeds The said Ruth S. Hassell having predeceased Ernest W Hassell, Jr.

This is improved property, known as **7537 River Road Pike, Nashville, TN 37209**

Tract 2:

Land in Davidson County, Tennessee, being Tract 5 as described according to a survey by J. Bruce Rainey, Surveyor #823, dated March 31, 1983 and known as Job No. 83-027 as follows·

Beginning at an iron pin set of the easterly margin of River Road, said point of beginning being the Northwest corner of this tract and also being the Southwest corner of the A.G Sircy land of record in Deed Book 2879, page 177, R.O D.C , Tennessee; thence with Sircy's line S 82 degrees 9 minutes 32 seconds E 110.35 feet to an iron pin, thence N 8 degrees 37 minutes 0 seconds E 79 41 feet to an iron pin; thence leaving said A G. Sircy's line N 88 degrees 19 minutes 9 seconds E 504 55 feet to an iron pin set in the center of a joint use drive; thence with the center of the said drive and with the line of Ernest W. Hassell, Jr. land of record in Deed Book 3185, page 84, R O D C , Tennessee, the following calls· S 8 degrees 17 minutes 54 seconds W 159 84 feet to an iron pin, thence S 5 degrees 14 minutes 25 seconds W 86.14 feet to an iron pin, thence S 0 degrees 39 minutes 3 seconds E 51 30 feet to an iron pin; thence S 12 degrees 12 minutes 12 seconds W 32 10 feet to an iron pin, thence S 36 degrees 24 minutes 50 seconds W 48 04 feet to an iron pin, thence S 57 degrees 4 minutes 6 seconds W 67 37 feet to an iron pin, thence S 42 degrees 2 minutes 52 seconds W 72 51 feet to an iron pin; thence S 32 degrees 6 minutes 48 seconds W 72 25 feet to an iron pin, thence S 24 degrees 51 minutes 21 seconds W 73 60 feet to an iron pin, thence S 16 degrees 59 minutes 55 seconds W 72.91 feet to an iron pin; thence S 9 degrees 35 minutes 53 seconds W 71 55 feet to an iron pin; thence S 6 degrees 20 minutes 22 seconds W 149.14 feet to an iron pin set on the margin of River Road; thence leaving the said drive and with the margin of River Road as follows· N 44 degrees 11 minutes 3 seconds W 88 08 feet to an iron pin, thence N 35 degrees 4 minutes 54 seconds W 132.50 feet to an iron pin, thence N 33 degrees 4 minutes 53 seconds W 188.23 feet to an iron pin; thence N 33 degrees 50 minutes 30 seconds W 180 72 feet to an iron pin, thence N 8 degrees 51 minutes 11 seconds E 197.86 feet to an iron pin, thence N 19 degrees 4 minutes 20 seconds W 75.79 feet to an iron pin, thence N 82 degrees 9 minutes 32 seconds W 5 00 feet to an iron pin, thence N 8 degrees 25 minutes 4 seconds E 86 88 feet to the point of beginning, containing 8 00 acres, more or less.

Being the same property conveyed to E.W Hassell, Jr , Ruth S. Hassell, and Paul Hassell, of record in Book 6055, page 656, Davidson County Register of Deeds. The said Ruth S. Hassell having predeceased Ernest W. Hassell, Jr.

This is unimproved property known as E SIDE RIVER RD PK N OF OLD CHARLOTTE PK

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

WITNESS my hand on the date below.

Sharon Lester — 9/23/25

Sharon Elaine Lester, Personal Representative for the Estate of Ernest William Hassell, Jr. — Date

STATE OF Tennessee)
COUNTY OF Davidson)

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Sharon Elaine Lester, Personal Representative for the Estate of Ernest William Hassell, Jr., with whom I am personally acquainted, or who presented sufficient proof of identity, and who acknowledged that s/he executed the within instrument for the purposes therein contained.

Witness my hand, at Nashville, TN this 23 day of September, 2025.

Notary Public

My Commission Expires 3/6/29

NICHOLAS PERENICH JR
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY