Karen Johnson Davidson County
Batch# 1404265 DEEDQC
04/10/2026 09:05:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20260410-0029104

THIS INSTRUMENT PREPARED BY:
BASS, BERRY & SIMS PLC (BHS)
21 Platform Way South, Suite 3500
Nashville, Tennessee 37203

QUITCLAIM DEED

Address New Owners	Send Tax Bills To:	Map-Parcel Number
Bert J. Bailey and Kim H. Bailey 114 Pembroke Avenue Nashville, TN 37205	Same	130-02-0-071.00 Davidson County

For good and valuable consideration, the receipt of which is hereby acknowledged, KIMBELL HOLDER BAILEY (the "Grantor"), hereby quitclaims and conveys to BERT J. BAILEY and KIM H. BAILEY, all of her right, title and interest in that certain real property in Davidson County, Tennessee described as follows:

Land in Davidson County, Tennessee, being Lot No. 92 and the southerly 35 feet of Lot 91 on the plan of Bransford Realty Company's Belle Meade Golf Links Subdivision of record in Book 421, page 95, Register's Office for said County.

Said Lot No. 92 and part of Lot 91 front 95 feet on the easterly margin of Pembroke Avenue and extends back between parallel lines 190 feet to a dead line in the rear.

Being the same property conveyed to Kimbell Holder Bailey, wife, from Bert Johnson Bailey, husband, by Quitclaim Deed dated September 26, 1994, of record in Book 9495, Pages 253-254, and recorded on October 17, 1994, Register's Office for Davidson County, Tennessee.

The intent of the Grantor is to create a tenancy by the entireties with Bert J. Bailey under T.C.A. §66-1-109.

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

The above description is the same as in the prior deed.

This is improved property known as 114 Pembroke Avenue, Nashville, TN 37205.

IN WITNESS WHEREOF, the Grantor has executed this instrument on this 8th day of April, 2026.

KIMBELL HOLDER BAILEY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before the undersigned, a Notary Public in and for the State and County aforesaid, KIMBELL HOLDER BAILEY, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, as of this 8TH day of APRIL, 2026.

ANN ALLISON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Notary Public
My Commission Expires: 9-7-26

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $0.

Affiant

Subscribed and sworn to before me, this 8TH day of APRIL, 2026.

ANN ALLISON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Notary Public
My Commission Expires: 9-7-26

49761502.1

Tennessee Certification of Electronic Document

I, Alex Maxfield, 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 4/8/2026 (date of document).

Affiant Signature

04/09/2026

Date

State of Tennessee

County of Davidson

Sworn to and subscribed before me this 09 day of April, 2026 .

Notary's Signature

MY COMMISSION EXPIRES: 09-07-2026

NOTARY'S SEAL

