Karen Johnson Davidson County
Batch# 1461875 DEEDQC
08/19/2026 10:04:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20260819-0077075

This Instrument Prepared By:
WILLIAM MCSEVENEY TN Bar No. 038000
o/b/o BC LAW FIRM, P.A.
1077 EAST TRINITY LANE #203
NASHVILLE, TN 37216

This conveyance is exempt from Tennessee Realty Transfer Tax pursuant to T.C.A. 67-4-409(a)(3), as it is a transfer from a single -member LLC to its sole member and effects no change in beneficial ownership.

Address New Owner as Follows:	Send Tax Notices to:	Map-Parcel Numbers
TEJASWINI POTLAPALLI 725 GREEN HILL BLVD BRENTWOOD, TN 37027	TEJASWINI POTLAPALLI 725 GREEN HILL BLVD BRENTWOOD, TN 37027	095-07-0-028.00

QUITCLAIM DEED

Exempt Pursuant to T.C.A. Code 67-4-409(a)(3)

THIS QUITCLAIM DEED, made this 31 day of July 2026, by Grantor, **OSR PROPERTIES, LLC, A TENNESSEE LIMITED LIABILITY COMPANY,** whose tax mailing address is **314 WOODBERRY DR, NASHVILLE, TN 37214-,** for consideration paid, quitclaims to **TEJASWINI POTLAPALLI, MARRIED,** Grantee(s), whose address is **725 GREEN HILL BLVD, BRENTWOOD, TN 37027**

WITNESSETH, That the said Grantor, having been duly authorized by a resolution of its board of directors or otherwise, 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 and legal sufficiency all of which are hereby acknowledged, does by these presents hereby convey, remise, release and forever **QUITCLAIM** unto the said Grantee(s), and its successors and assigns, all the right, title, interest and claim, if any, which the said Grantor has in and to the following described tract of land in the County of DAVIDSON, State of Tennessee, to wit:

Legal Description:

Tract I:
Land in Davidson County, Tennessee, being Lot No. 81 on the Plan of Merry Oaks, as of record in Book 1835, Pages 67 and 68, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Tract II:
Land in Davidson County, Tennessee lying in the rear of Lot No. 81 on the Plan of Merry Oaks, as of record in Book 1835, Page 67 and 68, Register's Office for said County, described according to an unrecorded survey made by Hickerson and Miller, as being Lot 81-A, as follows:

Beginning at an iron pin in the westerly corner of Lot No. 80 and 81; thence with the line between said lots, if extended, westerly 239 feet to an iron pin; thence northerly 88 feet to an iron pin; thence easterly 239.5 feet to an iron pin, at the corner of Lot No. 81 and 82; thence southerly 88 feet to the point of beginning.

Being all and the same lands and premises conveyed to OSR Properties, LLC, a Tennessee Limited Liability Company by Music City Holdings, LLC, a Texas Limited Liability Company in a Deed dated 05/30/2024 and recorded 06/04/2024 in Instrument No. 20240604-0041696 in the Clerk's Office of the Circuit Court of Davidson County, Tennessee.

Parcel No.: 095-07-0-028.00
Commonly Known As: 314 WOODBERRY DR, NASHVILLE, TN 37214-
This instrument was prepared without the benefit of a title examination.

The word "Grantee(s)" as used herein shall include the plural where appropriate, and pronouns shall be construed according to their proper gender and number according to the context thereof.

IN WITNESS WHEREOF, the said Grantor has signed these presents on 7/31/2026.

OSR PROPERTIES, LLC, A TENNESSEE LIMITED LIABILITY COMPANY

By: _____
Name: Tejaswini Pothapalli
Title: sole member

STATE OF Tennessee)
COUNTY OF Williamson)

The foregoing instrument was acknowledged before me this 31 day of July, 20 26, by Tejaswini Pothapalli *, who is personally known to me (or satisfactorily proven) to be the _____ of **OSR PROPERTIES, LLC, A TENNESSEE LIMITED LIABILITY COMPANY** the Grantor herein and who acknowledged that he executed the same on behalf of the Grantor for the purposes contained therein.
*sole member

Before me,

_____
Notary Public
My Commission Expires: 05/08/2029

DENNIS L LEWIS, JR.
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

Recordation Requested By/Return to:
VISIONET
111 TECHNOLOGY DR
PITTSBURGH, PA 15275-
File No. 0626824583

OATH OF VALUE CONSIDERATION

STATE OF
COUNTY OF

I, OR WE, HEREBY SWEAR AND AFFIRM THAT THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $10.00.

Affiant

Sworn to and subscribed before me, this the 31 day of July, 2026.

Notary Public
My commission expires: 05/08/2029

DENNIS L LEWIS, JR.
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

Tennessee Certification of Electronic Document

I, Tina Darcy, 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 7.31.26 (date of document).

Affiant Signature

8.3.26
Date

State of Pennsylvania

County of Allegheny

Sworn to and subscribed before me this 3 day of August, 2026.

Notary's Signature

MY COMMISSION EXPIRES: 1-25-27

NOTARY'S SEAL

Commonwealth of Pennsylvania - Notary Seal
ELIZABETH TOBER - Notary Public
Allegheny County
My Commission Expires January 25, 2027
Commission Number 1427746