Karen Johnson Davidson County
Batch# 1466778 DEEDQC
09/02/2026 09:40:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20260902-0080971

THIS INSTRUMENT PREPARED BY:
Lockeland Law Group, PLC
204 South 11th Street
Nashville, TN 37206
615.650.5100

QUITCLAIM DEED

This quitclaim deed was prepared without the benefit of a title search.

Address of New Owner(s):	Send Tax Bills to:	Map & Parcel:
R. Scott Mayberry and Nelda B. Mayberry, Co-Trustees of the Mayberry Family Revocable Living Trust 5862 Ashland City Highway Nashville, TN 37218	New Owner	059-0-00-001.00

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00), cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, **ROBERT S. MAYBERRY AND NELDA B. MAYBERRY,** husband and wife, by these presents does hereby quitclaim and convey unto **R. SCOTT MAYBERRY AND NELDA B. MAYBERRY, CO-TRUSTEES OF THE MAYBERRY FAMILY REVOCABLE LIVING TRUST**, all right, title and interest in and to the following described tract of land located in Davidson County, Tennessee:

Being a portion of a parcel of land lying in the 1st Council District of Davidson County, Tennessee as shown as Parcel Identification Number 15600000100. Said portion being the Terry E. Wilkes & Joseph S. Dozier property as recorded in Sale Instrument Number QC-20170112 0003479 at the Register's Office of Davidson County, Tennessee (RODCT). Said portion can be generally described as lying South of Bull Run Road, Northeast of Ashland City Highway, Southwest of Pine Valley Road and can be more specifically described as follows.

Beginning at a½" iron pin found. Said pin being the Northwest corner of the Robert S. & Nelda B. Mayberry property as recorded in Sale Instrument# DB-20081015 0103621 RODCT. Said pin further being the Southwest corner of the herein described parcel of land and further lying 144.35' from a found½" iron pin marking the Southwest corner of the parent tract of which this portion is a part.

Thence, leaving said Mayberry on Two New Severance Lines: N14 22'29"E a distance of 392.21' ° to a set ½" iron pin (capped "Meeks 2790"). Said pin being the Northernmost corner of the herein described parcel of land.

Thence, S63°07'54"E a distance of 1,139.46' to a found½" iron pin. Said pin being the Southeast corner of the herein described parcel of land and the Northeast corner of said Mayberry.

Thence, with said Mayberry N83 05'13"W a distance of 1,121.98' to the point of beginning. Containing 218,159.8 square feet or 5.01 acres, more or less. Together with and subject to any easements, covenants, conveyances, restrictions, and/or right of ways that are of record and not of record. This description was written by Joshua A. Meeks (TN RLS # 2790) of Meeks Land Surveying and is based on a survey conducted on 6-4-2023.

Being the same property conveyed to Robert S. Mayberry and Nelda B. Mayberry, husband and wife by Warranty deed from Terry E. Wilkes and Joseph S. Dozier, in Instrument No.202330728-0058261, Register's Office for Davidson County, Tennessee, dated July 27, 2023 and recorded on July 28, 2023.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $0.00.

Affiant

Subscribed and sworn to before me this the 26 day of AUGUST 2026.

My commission expires: 1/24/28
(Affix Seal)

Notary Public

CATHERINE DESIMONE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 1-24-2028

IN WITNESS WHEREOF, the undersigned has executed this Quitclaim Deed on this 26 day of August 2026.

Robert S. Mayberry

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named **Robert S. Mayberry**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal this the 26 day of August 2026.

Notary Public

My Commission Expires: 1/22/30

NATHAN BRUCCOLIERE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 1-22-2030

Nelda B. Mayberry

Nelda B. Mayberry

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named **Nelda B. Mayberry**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal this the 26 day of August 2026.

Notary Public

My Commission Expires: 1/22/30

NATHAN BRUCCOLERI
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 1/22/2030

Tennessee Certification of Electronic Document

I, Steven T. Morris, 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 August 26. 2026

Affiant Signature

27th day of August, 2026

Date

State of Tennessee

County of Davidson

Sworn to and subscribed before me this 27th day of August, 2026

Notary's Signature

MY COMMISSION EXPIRES: 1/24/2028

NOTARY'S SEAL

CATHERINE DESIMONE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 1-24-2028