Karen Johnson Davidson County
Batch # 1475419 DEEDQC
09/21/2026 10:37:59 AM 6 pgs
Fees: $32.00 Taxes: $0.00
20260921-0087449

This Instrument Prepared By:
Ronald H. Bice, Jr.
Attorney at Law
203 Deerfield Lane
Franklin, TN 37069

QUITCLAIM DEED

Address New Owner as Follows:	Send Tax Bills to:	Map/Parcel No.:
Bass Family Partnership 6304 Laurelwood Drive Brentwood, TN 37027	Same	105-16-0-234.01

FOR AND IN CONSIDERATION of the sum of Ten and no/100 ($10.00) Dollars, cash in hand paid to **WILLIAM B. BASS, BARBARA B. MCREE and CATO A. BASS, III**, and other good and valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged, We, **WILLIAM B. BASS, BARBARA B. MCREE and CATO A. BASS, III,** hereinafter referred to collectively as Grantors, have this day quitclaimed, bargained and sold, and do hereby transfer and convey unto the said **BASS FAMILY PARTNERSHIP**, a Tennessee general partnership, hereinafter referred to as Grantee, its successors and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

2180 Nolensville Road, Nashville, TN 37210
Being part of an unnumbered tract shown on the South Highland Subdivision, as of record Book 421, Page 106, Register's Office for said County, and described partly according to the map made by Wm. Collier Parrish, Associates, Engineers, as follows:

Beginning at a point in the east margin of Nolensville Road, as now widened and established at the southwest corner of this tract; thence with the margin of said Road, North 26 degrees 28' west 192.77 feet to a point at the intersection of said Road, with the south margin of Coleman Street; thence along the south margin of Coleman Street, around a curve, approximately as follows: North 73 degrees 08' east 121.55 feet to a point; north 50 degrees 04' east 83 feet more or less to a corner of a 3.12 acre tract; thence along the westerly line of said 3.12 acre tract, southerly 244.63 feet more or less to a point; thence south 78 degrees 45' west 207.27 feet to the point of beginning.

Including but excluding however, that small triangle out of the northwest corner that was conveyed to the State of Tennessee, by Crestwood Realty, Inc., as of record in Book 2021, Page 437, said Register's Office , for the intersection of Nolensville Road and Colemen Street, so as to provide a curve radius of 18 feet from right of way of said Highway and said Street at the point of intersection.
Being the same property conveyed to Cato A. Bass, Jr., and wife, Margaret C. Bass, by warranty

deed of record in Book 3671, Page 592, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Cato A. Bass, Jr., and wife, Margaret C. Bass, as Tenants in Common without right of survivorship, by Quitclaim Deed from Cato A, Bass, Jr. and wife, Margaret C. Bass, as Tenants by the Entirety of record in Book 8375, Page 168, Register's Office for Davidson County, Tennessee.

Said Margaret C. Bass died on October 20, 2014, leaving Last Will and Testament filed for Probate in Docket No. 15P87, Chancery Court for Davidson County, Tennessee and recorded as Instrument No. 20260714-0063556, Register's Office for Davidson County, Tennessee. In accordance with the terms of the Will, Cato A. Bass, Jr., Barbara McRee, William B. Bass and Cato A. Bass, III have been named as devisees of the Estate of Margaret C. Bass, deceased.

Cato A. Bass, Jr. died interstate on June 26, 2018. His estate was probated in Seventh Circuit Court, Probate Division for Davidson County, Tennessee, No-18P1461, naming heirs as Barbara McRee, William B. Bass and Cato A. Bass, III. See also Affidavit of Heirship of record as Instrument No. 20181227-0125600, said Register's Office.

Witness my hand this 20th day of Sept, 2026.

William B. Bass
WILLIAM B. BASS

Barbara B. McRee
BARBARA B. MCREE

Cato A. Bass, III
CATO A. BASS, III

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value whichever is greater of this transfer is $ -0-.

William B. Bass
Affiant

Subscribed and sworn to before me, this the 20th day of SEPT, 2026.

Ronald H Bice Jr
Notary Public

My Commission Expires: 09/16/29

RONALD H. BICE, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Ronald H. Bice, Jr., a Notary Public in and for said County and State, William B. Bass, the Bargainor with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this the 20th day of SEPT, 2026.

Ronald H Bice Jr
Notary Public

My Commission Expires: 09/16/29

RONALD H. BICE, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

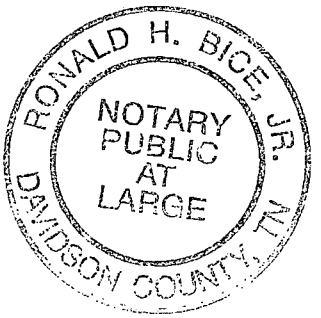
STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Ronald H. Bice, Jr., a Notary Public in and for said County and State, Cato A. Bass, III, the Bargainor with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this the 20th day of Sept, 2026.

Ronald H Bice J
Notary Public

My Commission Expires: 09/16/29



STATE OF NC)
COUNTY OF Mecklenburg

Personally appeared before me, Jessica Butler, a Notary Public in and for said County and State, Barbara B. McRee, the Bargainor 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 and official seal at Charlotte, NC, this the 30 day of July, 2026.

Notary Public

My Commission Expires: 10/15/2029

JESSICA BUTLER NOTARY PUBLIC MECKLENBURG COUNTY, NC My Commission Expires 10-15-2029