Karen Johnson Davidson County
Batch # 1475419 DEEDQC
09/21/2026 10:37:59 AM 6 pgs
Fees: $32.00 Taxes: $0.00
20260921-0087452

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	105-16-0-235.0

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:

2182 Carson Avenue, Nashville, TN 37210
Land in Davidson County, Tennessee, in the 6th Civil District, according to a survey made November 1957, and revised January 5, 1962, by Wm. Collier Parrish Associates, Engineers, more particularly described as follows:

Beginning at a point in the southern margin of Coleman Street, being the northeast corner of the property sold to Kennon Construction Co., Inc., by deed from Suburban Properties, Inc., as of record in Book 3314, Page 633, said Register's Office; thence northeasterly with said margin of said street, north 50 degrees 04' east 45.18 feet to a point in the said margin of said street; thence north 39 degrees 47' west 50 feet to a point in the north margin of Carson Street; thence north 50 degrees 04' east 253 feet to a point; thence south 57 degrees 58' east 107.27 feet to a point; thence south 00 degrees 16' west a distance of 358.25 feet to a point; thence south 78 degrees 45' west a distance of 179.65 feet to a point; thence in a northerly direction a distance of 244.63 feet to the point of beginning, said tract of land containing 2.3 acres, more or less.

Being the same property conveyed to Cato A. Bass, Jr., and wife, Margaret C. Bass, by warranty deed from Executive Board of Teamsters, Chauffers, Helpers & Taxi Cab Union Local No. 327 of record in Book 3761, Page 75, Register's Office for Davidson County, Tennessee, dated April 27, 1984, where reference is made for a more complete description.

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 166, Register's Office for Davidson County, Tennessee, dated June 14, 1991.

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 in Instrument No. 20181227-0125600 said Register's Office.

Witness our hands this 20th day of Sept., 2026.

William B. Bass
WILLIAM B. BASS

Barbara B. McKee
BARBARA B. MCREE

C. 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 CO. 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.

Notary Public

My Commission Expires: 09/16/29

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.

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