Davidson County
Batch# 95774 DEEDQC
05/23/2018 12:06:10 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20180523-0049390

This instrument prepared by:
Smith.Sholar.Milliken.PLLC
1164 Nashville Pike
Gallatin, TN 37066

THIS INSTRUMENT WAS PREPARED FROM INFORMATION SUPPLIED BY THE PARTIES WITHOUT COUNSEL OR ADVICE AS TO LEGAL CONSEQUENCES OR TAX RELATED MATTERS. NO TITLE EXAMINATION OR SETTLEMENT HAS BEEN PERFORMED AND SMITH.SHOLAR.MILLIKEN.PLLC. SHALL NOT BE RESPONSIBLE FOR ANY MATTER THAT COULD HAVE BEEN RESOLVED BY A TITLE EXAMINATION, SETTLEMENT, OR LEGAL AND/OR TAX RELATED COUNSEL. *ATTN: THIS TRANSFER COULD VOID THE OWNER'S TITLE POLICY THAT YOU HAVE FOR THE SUBJECT PROPERTY.*

QUITCLAIM DEED

Address New Owner(s) as follows:	Send Tax Bills To:	Map Parcel Numbers
(NAME) Eric Davis	(NAME) SAME AS NEW OWNER	
(STREET ADDRESS) 0 Hobson Pk	(STREET ADDRESS)	124-84
(CITY) (STATE) (ZIP) Hermitage TN 37076	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of Ten dollars and no/100 ($10.00), cash in hand paid by the Grantee and other good and valuable consideration accepted as cash, the receipt and sufficiency of which is hereby acknowledged **A. Ensley Hagan, Administrator for The Estate of Eddie G. Patterson,** Grantor, does hereby quitclaim and convey unto **Eric Davis**, the Grantee herein, its successors, heirs and assigns, all of Grantor's right, title and interest in and to the following described real property in Davidson County, Tennessee, as follows:

SEE ATTACHED EXHIBIT "A"

Being the same property conveyed to Eddie G. Patterson by Quitclaim Deed of record in Book 10861, Page 893, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON The actual consideration for this transfer is $ 0.00

Subscribed and sworn to before me this the 16 day of May, 2018. Affiant

My commission expires: 1-28-22 (Affix Seal) Notary Public

TAMMY MORRIS NOTARY PUBLIC STATE OF TENNESSEE

Witness my hand this 21st day of May, 2018.

A. Ensley Hagan, as Administrator
A.Ensley Hagan, Administrator
The Estate of Eddie G. Patterson

KIM E. BARRUMNER NOTARY PUBLIC STATE OF TENNESSEE WILSON COUNTY

STATE OF TENNESSEE
COUNTY OF WILSON

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared A. Ensley Hagan, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged himself/herself to be the Administrator, **of The Estate of Eddie G. Patterson**, within named bargainor, and that he/she, being authorized so to do, executed the foregoing instrument for the purposes therein contained on behalf of The Estate of Eddie G. Patterson, as Administrator.

Witness my hand and official seal, at office in LEBANON, TENNESSEE, this 21ST day of May, 2018.

My commission expires: 02/0/22 Notary Public

1830

Land in the 4th Civil District of Davidson County, Tennessee and being described according to a survey by J. Bruce Rainey, Surveyor #823 dated July 15, 1981 and revised October 10, 1983, and known as Job No. 83-340 as follows:

Beginning at an iron pin on the southerly margin of Hobson Pike, said point of beginning being the Northeast corner of this tract and also being 248.48' west of the intersection of the southerly margin of Hobson Pike and the original easterly line of the Belinda City, Inc. property, of which this is a part; thence leaving the margin of the said Hobson Pike S 06 degrees 34' 25" W 1200.03' to an iron pin; thence S 17 degrees 07' 31" W 493.21' to an iron pin in the line of the U.S. Government; thence with the Government line N 86 degrees 51' 24" W 271.63' to an iron pin; thence leaving the Government line N 06 degrees 00' 00" E 1630.72' to an iron pin on the southerly margin of said Pike; thence with the southerly margin of said Pike N 86 degrees 11' 30" E 391.20' to the point of beginning, containing 13.63 acres more or less.

This conveyance is subject to and includes a 25' joint use easement for the purpose of constructing and maintaining water lines for this and other properties, being more particularly described as follows:

Beginning at an iron pin on the southerly margin of Hobson Pike, said point of beginning being the Northeast corner of the above-described tract; thence with the margin of said Hobson Pike S 86 degrees 11' 30" W 830.48' to a point; thence crossing Hobson Pike N 09 degrees 14' 44" E 81.27' to a point on the northerly margin of the same; thence continuing N 09 degrees 14' 44" E 993.44' to a point on the southerly margin of Pugh Road; thence with the margin of the same N 83 degrees 32' 39" W 25.03' to an iron pin; thence leaving the margin of said Road and with a fence S 09 degrees 14' 44" W 998.03' to a point on the northerly margin of Hobson Pike; thence crossing said Hobson Pike and continuing S 09 degrees 14' 44" W 81.26' to a point on the southerly margin of said Pike; thence continuing S 09 degrees 14' 44" W 25.66' to a point; thence N 86 degrees 11' 30" E 857.21' to a point on the easterly line of the above described tract; thence with the easterly line N 06 degrees 34' 25" E 25.44' to the point of beginning.