Karen Johnson Davidson County
Batch# 800069 DEEDQC
02/03/2022 12:00:47 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20220203-0012915

Prepared By
James B. Johnson
1300 Division Street, Suite 300
Nashville, Tennessee 37203
(615) 476-2885

From:
Sharon Patton
209 Gatewood Drive
Nashville, Tennessee 37207

Property Description: Map No. 69-7-0, Parcel No. 040.00

To:
Timothy L. Patton
2014 Jordan Drive
Nashville, Tennessee 37218

Mail Tax Bill to: Timothy L. Patton
2014 Jordan Drive
Nashville, Tennessee 37218

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is ten dollars and 00/100s ($10.00).

James B. Johnson
Affiant

Sworn to and subscribed before me, this 2nd day of February 2022.

Notary Public

BARBIE ZIDE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 7-7-2025

My Commission Expires: 7/7/25

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of the sum of Ten Dollars and 00/100s ($10.00) the receipt and sufficiency of which is hereby acknowledged,

Sharon D. Patton, by these presents do hereby remise, release and forever quitclaim unto Timothy L. Patton his successors and assigns, all of the right, title and interest in and to the following described tract of land in Davidson County, Tennessee:

Land in Davidson County, Tennessee being all of Lot No. 4, on the Plan of CLINTONDALE, as shown by plat appearing of record in Plat Book 2330, Page 120, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for more complete details of said lot.

Being the same property conveyed to Irvin W. Elliott and wife, Joan Elliott by Warranty Deed of record in Book, 2923, Page 463, said Register's Office, and further conveyed to Irvin Weasley Elliott and wife, Joan Curl Elliott, Trustees U/A/D March 3, 1994by Quitclaim Deed or record in Book 9356, page 236, said Register's Office. The said Joan Elliott died on August 12, 1997 and the said Irvin Wesley Elliott died on March 14, 2000. The Successor Trustee named in the Agreement dated March 3, 1994 is Derek Wesley Elliott. Said Agreement dated March 3, 1994 provided that upon the deaths of both Irvin W. Elliott and Joan Curl Elliott that "the principal of the Trust together with any undistributed or accumulated income shall be distributed in equal shares to Derek Wesley Elliott and Karen Jean Elliott, and the Trust will terminate." The said Derek Wesley and Marisa Jeanne Richmond are one and the same person.

Being the same property conveyed to Timothy L. Patton and Sharon D. Patton by deed from the Elliott Family Trust, Marisa Jeanne Richmond, Successor Trustee U/A/D March 3, 1994, of record as 20030207-0017177, Register's Office in Davidson County, Tennessee.

Being the same property known as 2014 Jordan Drive, Nashville, TN 37218.

The property is improved and is conveyed subject to limitations, restrictions and encumbrances as may affect the property. This conveyance is subject to (1) Taxes (2) All restrictions of record, (3) All easements of record (4) All visible easements (5) All matters appearing on the plan of record (6) and All applicable Governmental and Zoning regulations.

This conveyance is made pursuant to Tennessee Code Annotated § 36-4-121 and a Final Decree of Divorce entered in the Circuit Court of Davidson County, Tennessee, Docket No. 21D170.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, **Barbie Zide**, a Notary Public of said County and State, SHARON D. PATTON, the within named 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.

SHARON D. PATTON

Witness my hand, at Office, this 2nd day of February 2022.

Notary Public

My Commission Expires: 7/7/25

BARBIE ZIDE
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 7-7-2025