Karen Johnson Davidson County
Batch# 1267193 DEEDQC
05/01/2025 08:09:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20250501-0033490

Prepared from information provided by the parties hereto without the benefit of title insurance or counsel or advice as to legal consequences or tax related matters. No title examination or settlement has been performed and Attorney Douglas L. Waterman shall not be responsible for any matter that could have been resolved by a title examination or legal and/or tax related counsel. Preparer is not the person closing this transfer, and parties agree that preparer shall not be responsible for reporting this transfer pursuant to the Internal Revenue Code or other applicable law or regulation.

ADDRESS NEW OWNER:	LEGACI Property Trust 9133 Macauley Lane Nolensville, Tennessee 37135
SEND TAX BILLS TO:	SAME
MAP-PARCEL NOS.	186-04-0A-489.00 CO
Prepared by:	Douglas L. Waterman, Attorney at Law, PLLC Dba Waterman Law Firm 4701 Trousdale Dr., Suite 211 Nashville, Tennessee 37220

QUITCLAIM DEED

FOR AND IN CONSIDERATION of Ten and No/100 Dollars ($10.00) and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged,

THIS DEED, Made this 3rd day of April, 2025 by and between Wilford Patterson, Jr. and Aya Patterson Maiden, "Grantors", do hereby bargain, sell, release, remise, quitclaim and convey unto the LEGACI Property Trust dated April 3, 2025, Aya Patterson Maiden, Trustee(s), here as "Grantee", its heirs and assigns, with all rights, title and interest in and to a certain tract or parcel of land in Davidson County, Tennessee described real estate, to-wit;

Land in Davidson County, Tennessee, being Lot(s) 489, as shown on map entitled Final Plat, Burkitt Place, Phase 2K, Section 3, "Cluster Lot Subdivision", of record in Instrument No. 20140609-0049812, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate property description.

Being the same property conveyed to WILFORD PATTERSON, JR. and MARY NELL PATTERSON, Husband and Wife, by MICAH H. WASHINGTON, Wife and Husband, of record in Instrument No. 20230712-0053161, dated July 7, 2023, said Register's Office.

Being the same property conveyed to WILFORD PATTERSON, JR., a married man by deed from MARY NELL PATTERSON, a married woman of record in Instrument No. 20231027-0084317, dated October 27, 2023, said Register's Office.

Being the same property conveyed to WILFORD PATTERSON, JR., a married man, and AYA PATTERSON MAIDEN, a married woman, by deed from WILFORD PATTERSON, JR, a married man of record in Instrument No. 20231101-0085594, dated November 1, 2023, said Register's Office

Together with the hereditaments and appurtenances thereto appertaining, hereby releasing all claim to homestead and dower therein.

When necessary for proper construction, the singular shall include the plural and the plural the singular, and the reference to any gender shall include reference to the appropriate gender.

This is improved property known as 9133 Macauley Lane, Nolensville, Tennessee 37135

IN WITNESS WHEREOF, We have hereunto set my hand on this the day of 3rd day of April, 2025.

Wilford Patterson, Jr. **Aya Patterson Maiden**

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named **Wilford Patterson, Jr. and daughter, Aya Patterson Maiden,** with whom I am personally acquainted, or who proved to me on the basis of satisfactory evidence and who acknowledged that s/he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this 3rd day of April, 2025.

Notary Public

My Commission Expires: 5-5-2025

DIANE T. WATERMAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 5-5-2025

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $10.00.

Affiant

Affiant

Subscribed and sworn to before me this 3rd day of April, 2025.

Notary Public

My Commission Expires: 5-5-2025

DIANE T. WATERMAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 5-5-2025

Certificate of Authenticity

I, Douglas L. Waterman, 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 4/3/2025.

Date

Affiant Signature

4/30/25

Date

State of Tennessee

County of Davidson

Sworn to and subscribed before me this 30 day of April, 2025.

Notary's Signature

My Commission Expires: 5-5-2026.

Date

Notary's Seal (if on paper)

DIANE T. WATERMAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 5-5-2025