THIS INSTRUMENT PREPARED BY:
Memento Law, PLLC
625 Main Street, Suite 201
Nashville, TN 37206
(615) 219-9710

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $0.00.

Affiant

SUBSCRIBED AND SWORN to before me, this the 8th day of August, 2025.

Notary Public
My Commission Expires: 05/03/2027

EMILY MATHENEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Karen Johnson Davidson County
Batch# 1308725 DEEDQC
08/12/2025 08:53:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20250812-0063894

Address of New Owner:	Send Tax Bills To:	Map/Parcel ID:
Clyde Court Living Trust **5560 Cottonport Drive** **Brentwood, Tennessee 37027**	**Clyde Court Living Trust** **5560 Cottonport Drive** **Brentwood, Tennessee 37027**	**171-08-0A-107.00**

QUITCLAIM DEED

FOR AND IN CONSIDERATION OF the sum of no dollars and no cents, cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **Daniel T. Hayden and wife, Annette J. Hayden** ("Grantors"), by these presents does hereby Quitclaim and convey unto the **Clyde Court Living Trust dated August 8, 2025** ("Grantee"), their heirs and assigns, all of their right, title and interest in and to that certain real property in Davidson County, Tennessee, together with all rights, privileges and appurtenances thereto and any improvements thereon (the "Premises"), as more particularly described as follows:

LAND in Davidson County, Tennessee, being Lot No. 107 on the Plan of Cottonport Plantation, Phase II, of record in Book 6900, Page 950, Register's Office for said County, to which plan reference is hereby made for a more complete description.

BEING the same property conveyed to Daniel T. Hayden and wife, Annette J. Hayden, by Warranty Deed from James W. Zeck and wife, Patricia S. Zeck, of record at Book 9763, Page 107, in the Register's Office for Davidson County, Tennessee, dated August 15, 1995.

SUBJECT TO the Restrictions, Conditions, Covenants, Rights, Rights of Way, and Easements that are now of record, if any.

Together with all the tenements, hereditaments, and appurtenances thereto belonging or in anywise appertaining.

The then-acting Trustee has the power and authority to encumber or otherwise to manage and dispose of the hereinabove described real property; including but not limited to, the power to convey.

This is **improved** property known as: **5560 Cottonport Drive, Brentwood, Tennessee 37027**.

IN WITNESS WHEREOF, Grantor(s) have executed this instrument as of the 8th day of August, 2025.

GRANTORS:

Daniel T. Hayden

Annette J. Hayden

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this the 8th day of August, 2025, before me personally appeared Daniel T. Hayden and Annette J. Hayden to me this day and acknowledged and executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal this, the 8th day of August, 2025.

Notary Public
My commission expires: 05/03/2027
(SEAL)

EMILY MATHENEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

This instrument was prepared from information furnished by the Grantors and without the benefit of a title search. The preparer makes no representation as to the title, use, or any zoning regulations concerning the described property nor any matter except the validity of the form of this instrument.

Certificate of Authenticity

I, [illegible], 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 August 8, 2025 (date of document).

In witness whereof, Affiant has caused this instrument to be executed on this the 8th day of August, 2025.

Affiant

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Sworn to and subscribed before me this 8th day of August, 2025.

Notary Public
My commission expires: 05/03/2027

(SEAL)

EMILY MATHENEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY