Karen Johnson Davidson County
Batch# 1329490 DEEDQC
10/02/2025 10:43:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20251002-0078506

THIS INSTRUMENT PREPARED BY: Elizabeth Ryder Sykes, Esq., 320 Seven Springs Way, Suite 110, Brentwood, TN 37027; (615) 810-8777

THIS DEED HAS BEEN PREPARED BASED UPON INFORMATION SUPPLIED BY THE PARTIES AND NO INDEPENDENT TITLE SEARCH HAS BEEN CONDUCTED.

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NOS.:
Rickie E. Patterson and Terre Colleen Patterson, Co-Trustees of The Patterson Family Trust Agreement	SAME	075 04 0 204.00
2740 Avington Ct.		
Murfreesboro, TN 37128		

QUITCLAIM DEED

FOR NO MONETARY CONSIDERATION, but for the express purpose of making a reconveyance we, **RICK E. PATTERSON** and wife, **COLLEEN K. PATTERSON**, do hereby convey to **RICKIE E. PATTERSON and TERRE COLLEEN PATTERSON, Co-Trustees of THE PATTERSON FAMILY TRUST AGREEMENT OCTOBER 1, 2025**, all of our right, title and one-half (1/2) interest in the following described tract or parcel of land located in Davidson County, State of Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 445 on the Plan of Tulip Grove, Section 7, as of record in Plat Book 4300, Page 186, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to Rick E. Patterson and wife, Colleen K. Patterson, from Providence Properties Partners, Inc., by Quitclaim Deed dated September 19, 2012, of record in Instrument No. 20120920-0085683 Register's Office for Davidson County, Tennessee.

RICK E. PATTERSON and **RICKIE E. PATTERSON** are one and the same person.

COLLEEN K. PATTERSON and **TERRE COLLEEN PATTERSON** are one and the same person,.

This conveyance is made subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This is improved property known as 4767 Trenton Drive, Hermitage, Tennessee 37076.

IN WITNESS WHEREOF, we have hereunto set our hands on this the 1st day of October, 2025.

RICK E. PATTERSON

COLLEEN K. PATTERSON

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STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **RICK E. PATTERSON**, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office in Brentwood, Tennessee, on this the 1st day of October, 2025.

Notary Public

My commission expires:

ELIZABETH RYDER SYKES
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 10-04-2027

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STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **COLLEEN K. PATTERSON**, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand, at office in Brentwood, Tennessee, on this the 1st day of October, 2025.

Elizabeth Ryder Sykes
Notary Public

My commission expires:

ELIZABETH RYDER SYKES
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 10-04-2027

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STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The actual consideration or value of this transfer is $ - 0 - .

RSPJ
Affiant

Sworn to and subscribed before me
this 1st day of October, 2025.

Elizabeth Ryder Sykes
Notary Public

My commission expires:

ELIZABETH RYDER SYKES
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 10-04-2027

CERTIFICATE OF AUTHENTICITY

I, Elizabeth Ryder Sykes, 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 **October 1, 2025**.

October 2, 2025
Date

Elizabeth Ryder Sykes
Elizabeth Ryder Sykes

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Sworn to and subscribed before me this **2nd** day of **October, 2025**.

Linda J. Williams
Notary Public

My commission expires:

March 3, 2026

