Karen Johnson Davidson County
Batch# 1393361 DEEDWARR
03/16/2026 02:30:30 PM 4 pgs
Fees: $23.00 Taxes: $786.25
20260316-0020836

WARRANTY DEED	STATE OF TENNESSEE COUNTY OF Davidson THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS $212,500.00 Lynae Wilder AFFIANT SUBSCRIBED AND SWORN TO ME ON 03/12/2026. NOTARY PUBLIC MY COMMISSION EXPIRES 1-22-29

CANDI SCHUMACHER STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

THIS INSTRUMENT PREPARED BY
CLOSED Nashville LLC, 278 Franklin Road
Suite 160
Brentwood, TN 37027
file # 2754-26NASH-TN

ADDRESS OF NEW OWNER	SEND TAX BILLS TO **If left blank please use the address of the new owner**	MAP-PARCEL
Eddie Patton-Gooch		059-13-0-124.00
3912 Flicker Drive		
Nashville, TN 37218		

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,

Robert Lee Moore, Jr and Dana Inez Carter, Successor Trustees of The Robert Lee Moore Sr. Trust dated April 22, 2025

HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Eddie Patton-Gooch, a single man

HEREINAFTER CALLED THE GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN **Davidson** COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being Lot No. 253 on the Plan of Treppard Heights, Section I, of record in Book 2663, Pages 64 and 65, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description of the property.

Said Lot No. 253 fronts 75 feet on the easterly side of Flicker Drive and extends back 179.7 feet on the northerly line and 215 feet on the southerly line to a rear line of Lot No. 238, on which it measures 83 feet.

Being the same property conveyed to Robert Lee Moore and wife, Carolyn Delois Moore by Warranty Deed from John B. Martin and wife, Paula D. Martin of record in Book 4222, Page 811, Register's Office for Davidson County, Tennessee, dated March 22, 1968 and recorded on March 27, 1968.

Being the same property conveyed to Robert Lee Moore by Warranty Deed from Carolyn Hardison Moore of record in Book 4829, Page 600, Register's Office for Davidson County, Tennessee, dated April 30, 1974 and recorded on June 27, 1974, pursuant to Divorce Decree bearing Docket No. 71203, dated May 21, 1974.

Being the same property conveyed to Robert Lee Moore, Sr., Trustee of The Robert Lee Moore, Sr., Trust dated April 22, 2025 by Quitclaim Deed from Robert Lee Moore, a married man of record in Instrument No. 20250428-0032540 Register's Office for Davidson County, Tennessee, dated April 22, 2025 and recorded on April 28, 2025.

Robert Lee Moore, Sr. died on or about September 12, 2025.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

TAXES FOR THE YEAR 2026 AND SUBSEQUENT YEARS.

ANY AND ALL EXISTING EASEMENTS, RESTRICTIONS AND MATTERS SHOWN OF RECORD IN THE REGISTER'S OFFICE FOR Davidson, TENNESSEE.

This is property known as 3912 Flicker Drive Nashville, TN 37218

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same in unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand on March 11, 2026.

The Robert Lee Moore Sr. Trust dated April 22, 2025

By: Robert Lee Moore Jr

Robert Lee Moore, Jr, Successor Trustee

By: _____

Dana Inez Carter, Successor Trustee

STATE OF Texas

COUNTY OF Harris

Personally appeared before me, the undersigned, a notary public of said County and State, the within named Robert Lee Moore, Jr., Successor Trustee of the The Robert Lee Moore Sr. Trust dated April 22, 2025, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument in the capacity and for the purposes therein contained.

Witness my hand and official seal, this March 11, 2026.

CAROL BROWN
Notary ID # 1861774
My Commission Expires
October 06, 2028

Carol Brown

Notary Public

My Commission Expires: 10/06/2028

STATE OF _____

COUNTY OF _____

Personally appeared before me, the undersigned, a notary public of said County and State, the within named Dana Inez Carter, Successor Trustee of the The Robert Lee Moore Sr. Trust dated April 22, 2025, 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 in the capacity and for the purposes therein contained.

Witness my hand and official seal, this March _____, 2026.

_____

Notary Public

My Commission Expires: _____

TAXES FOR THE YEAR 2026 AND SUBSEQUENT YEARS.

ANY AND ALL EXISTING EASEMENTS, RESTRICTIONS AND MATTERS SHOWN OF RECORD IN THE REGISTER'S OFFICE FOR Davidson, TENNESSEE.

This is property known as 3912 Flicker Drive Nashville, TN 37218

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same in unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand on March 12, 2026.

The Robert Lee Moore Sr. Trust dated April 22, 2025

By:_____
Robert Lee Moore, Jr, Successor Trustee

By: Dana Carter
Dana Inez Carter, Successor Trustee

STATE OF Tennessee
COUNTY OF Williamson

Personally appeared before me, the undersigned, a notary public of said County and State, the within named Robert Lee Moore, Jr., Successor Trustee of the The Robert Lee Moore Sr. Trust dated April 22, 2025, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument in the capacity and for the purposes therein contained.

Witness my hand and official seal, this March 12, 2026.

C Schumacher
Notary Public

My Commission Expires: 1-22-29

STATE OF Tennessee
COUNTY OF Williamson

Personally appeared before me, the undersigned, a notary public of said County and State, the within named Dana Inez Carter, Successor Trustee of the The Robert Lee Moore Sr. Trust dated April 22, 2025, 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 in the capacity and for the purposes therein contained.

Witness my hand and official seal, this March 12, 2026.

C Schumacher
Notary Public

My Commission Expires: 1-22-29

CANDI SCHUMACHER
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

TENNESSEE CERTIFICATION OF ELECTRONIC DOCUMENT

I, **J. Carlton Drumwright**, 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 March 12, 2026.

J. Carlton Drumwright

March 12, 2026
Date

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Sworn and subscribed before me on March 12, 2026.

Notary

My Commission Expires: 11/21/26

ELIZABETH J. BARNES
STATE OF TENNESSEE
NOTARY PUBLIC
WILLIAMSON COUNTY