This instrument was prepared based upon information provided by the parties without the benefit of a title search.

Karen Johnson Davidson County
Batch # 1398463 DEEDQC
03/27/2026 09:42:44 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20260327-0024352

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)
The actual value or consideration, whichever is greater, for this transfer is $0.00.

Affiant

Sworn to and subscribed before me this 11th day of March, 2026.

Notary Public

My Commission Expires: 10/20/29

MADISON FREDRICK STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

THIS INSTRUMENT PREPARED BY: PURYEAR, NEWMAN & MORTON, PLLC
130 Fourth Avenue South; P. O. Box 40, Franklin, Tennessee 37065
Telephone (615) 790-2444; Facsimile (615) 790-2951

QUITCLAIM DEED

Address of Owners	Address of Property	Send Tax Bills To	Map-Parcel Nos.
Patrick Griffith E & J Holdings, LLC			
2752 Rock Wall Road	5523 Knob Road	**Owner**	**103-06-0-231.00**
Nashville, TN 37221	Nashville, TN 37209		

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars and 00/100 ($10.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which is hereby expressly acknowledged, **Patrick J. Griffith, an unmarried man,** (Grantor), does hereby quitclaim, transfer and convey unto **E & J Holdings, LLC, a Tennessee limited liability company, an undivided one-half interest** (Grantee), its successors and assigns, his rights, title and interests, the following described tracts or parcel of land situated in Davidson County, Tennessee, to-wit:

Land in Davidson County, Tennessee, being Lot No. 22 on the Plan of Brookside Court of record in Plat Book 1424, Page 145, in the 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. 22 fronts 70 feet on the Easterly side of Knob Road and runs back 219.74 feet on the Northerly line and 219.23 feet on the Southerly line to a line in the rear which measures 70 feet.

Being the same property conveyed to Patrick J. Griffith (a/k/a Patrick Griffith), by Quitclaim Deed dated January 22, 2026 from Brittney T. Griffith (a/k/a Brittney Testerman Griffith) filed of record in Instrument No. 20260217-0012128, Register's

Office for Davidson County, Tennessee on February 17, 2026.

WITNESS my hand this the 11th day of March 2026.

PATRICK J. GRIFFITH

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named PATRICK J. GRIFFITH, the bargainor, 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 for the purposes therein contained.

WITNESS my hand and seal, at office, this 11th day of March, 2026.

My Commission Expires: 10/20/29

Notary Public

