THIS INSTRUMENT PREPARED BY LOCKERT, HAMLIN & HAMLIN, PLLC
112 FREY STREET, ASHLAND CITY, TENNESSEE 37015

QUITCLAIM DEED

ADDRESS OF NEW OWNER	SEND TAX BILLS TO	MAP AND PARCEL
Hidden Farms, LLC	Same	055-00-0-048.00
P.O. Box 393		
Pleasant View, TN 37146		

FOR AND IN CONSIDERATION of the sum of **TEN DOLLAR ($10.00)**, cash in hand paid, the receipt of which is hereby acknowledged, and for the purpose of conveying said property, **NICHOLAS D. MOORE,** by these presents do hereby quitclaim and convey thereby transferring the Grantor's interest in the herein described real property unto **HIDDEN FARMS, LLC, a Tennessee Limited Liability Company**, Its successors and assigns, all of my right, title and interest in and to the following described tract of land:

First Tract:

Land in the 13th Civil District of Davidson County, Tennessee, described according to a survey made by Charles R. Simmons, Surveyor, dated June 2, 1976, as follows:

Beginning in the center of the old road (now Libble Road) where it crosses the ridge; thence South 32 degrees East 214 feet; thence South 2 degrees West 254 feet to a pile of rock in road; thence South 61 degrees West 350 feet to a pile of rock; thence South 35 degrees West 300 feet to a stake near road; thence North 76 degrees West 681 feet to a stake and pointers, Robert Denny's corner; thence with Denny's line, North 10 degrees East 814 feet to a planted stone; thence North 85 degrees West 800 feet to a stake in the edge of a small field; thence North 1-1/2 degrees East 198 feet to center of old road; thence with the center of said road, North 72 degrees East 97.90 feet to a point in the center of said road; thence South 78 degrees East 56.80 feet to a point in the center of said road; thence South 65 degrees East 268.40 feet to a point in the center of said road; thence South 79 degrees 30' East 219 feet to a point in the center of said road; thence North 88 degrees East 71.10 feet to a point in the center of said road; thence North 80 degrees 15' East 64 feet to a point in the center of said road; thence North 59 degrees 30' East 121.20 feet to a point in the center of said road; thence North 51.50 degrees East 61.70 feet to a point in the center of said road; thence North 45 degrees 55' East 244.40 feet to a point in the center of said road; thence North 39 degrees 35' East 204 feet to a point in the center of said road; thence North 54 degrees 30' East 247.30 feet to a point in the center of said road; thence North 26 degrees 25' East 139 feet to a point in the center of said road; thence North 64 degrees 55' East 32.10 feet to a point in the center of said road; thence South 40 degrees East 33.20 feet to a point in the center of said road; thence South 10 degrees 20' East 117.90 feet to a point in the center of said road; thence South 34 degrees 30' East 196.60 feet to a point in the center of said road; thence South 52 degrees West 52 feet to a point in the center of said road; thence North 88 degrees West 130 feet to a point in the center of said road; thence South 70 degrees 30' West 75 feet to a point in the center of said road; thence South 39 degrees West 150 feet to a point in the center of said road; thence South 18 degrees West 100 feet to a point in the center of said road; thence South 12 degrees East 150 feet to a point in the center of said road; thence South 28 degrees 45' East 100 feet to a point in the center of said road; thence South 48 degrees East 100 feet to a point in the center of said road; thence South 65 degrees East 100 feet to a point in the center of said road; thence South 69 degrees 30' East 200 feet to the point of beginning.

Karen Johnson Davidson County
Batch # 1464807 DEEDQC
08/27/2026 08:24:06 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20260827-0079495

Second Tract:

Land in Davidson County, Tennessee, beginning at an iron post, the northeast corner of this tract and formerly an interior corner between Akins and Denny; thence uphill the old line North 84 degrees 45' West 405.0 feet, more or less, to a point in old line; thence South 1 degree 30' West 82.0 feet to an iron pin and stake in Hillside; thence with a new line severing the Denny property South 19 degrees 30' East 842.0 feet, more or less, to an iron pin on the east slope side of large hill top; thence with old line North 10 degrees 15' East 814.0 feet to an iron post, the point of beginning, containing 3.88 acres, more or less.

INCLUDED in the above described property, but expressly EXCLUDED herein is the property conveyed to Sammy Denny by Warranty Deed from Earnest Akins, dated 07/28/1977, and recorded on 10/27/1977 at Book 5214, Page 873, Register's Office for Davidson County, Tennessee.

INCLUDED in the above described property, but expressly EXCLUDED herein is the property conveyed to the State of Tennessee by Warranty Deed from Kenneth W. Carman and wife, Mildred M. Carman, dated 08/06/1996, and recorded on 09/26/1996 at Book 10204, Page 424, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Nicholas D. Moore, by Warranty Deed from Larry H. Wiggs, Trustee of the Larry H. Wiggs Revocable Living Trust dated October 28, 2020, and recorded on 06/01/2026 as Instrument No. 20260601-0048997, Register's Office for Davidson County, Tennessee.

Said property being more commonly known as 4226 Libble Road, Nashville, Tennessee 37218.

This instrument is prepared from information provided by the Grantor and without the benefit of title examination.

This the 31 day of July, 2026.

NICHOLAS D. MOORE

STATE OF TENNESSEE)
COUNTY OF CHEATHAM)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **NICHOLAS D. MOORE,** the bargainor, with who I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that they have executed the within instrument of the purposes therein contained.

Witness my hand and official seal at Ashland City, Tennessee, this the 31ST day of July, 2026.

TERRI LOCKERT TENNESSEE NOTARY PUBLIC COUNTY OF CHEATHAM

Terri Lockert
NOTARY PUBLIC
My commission expires: 03/10/2030

STATE OF TENNESSEE)
COUNTY OF CHEATHAM)

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

AFFIANT

Sworn to and subscribed before me on this the 31ST day of July, 2026.

TERRI LOCKERT TENNESSEE NOTARY PUBLIC COUNTY OF CHEATHAM

Terri Lockert
NOTARY PUBLIC
My commission expires: 03/10/2030