Karen Johnson Davidson County
Batch # 1469739 DEEDQC
09/08/2026 10:48:00 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20260908-0082940

RECORDING REQUESTED BY AND TO BE RETURNED AFTER RECORDING TO:

Ryan Michael Darling, APC
3697 Arlington Ave.
Riverside, CA 92506

DEED PREPARED BY:
RYAN MICHAEL DARLING, APC
3697 ARLINGTON AVENUE
RIVERSIDE, CA 92506-3938

MAIL LEGAL NOTICES AND TAX STATEMENTS TO:

2401 18th Avenue Trust
17130 Van Buren Blvd. #487
Riversido, CA 92504

Documentary Transfer Tax $ 0 **No consideration for transfer** City of _____ or ☐ Unincorporated Area Computed on: X Full value of property conveyed, or X Computed on full value less liens & encumbrances remaining thereon at time of sale.
Reason for exemption: **Conveyance transfers the grantor's interest into grantor's revocable living trust. Rev. & Tax. Code 11930**, 0Signature of declarant or agent determining tax: RyanMichaelDarling Firm name: Ryan Michael Darling

QUITCLAIM DEED

FOR VALUABLE CONSIDERATION, RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, THE FOLLOWING GRANTOR(S):	**Parcel # 081-03-0-314.00**
Desert Waters, LLC	

and in whatever form of name and in whatever capacity Grantor(s) hold title to this property
Hereby remise, Release, and forever Quitclaim to the following Grantee(s):
To the following Trustee(s) of the following trust (or to any successor trustee(s) thereof):

NAME OF TRUSTEE(S):	Steven John Satcher and Nicole Satcher, whose address is: 17130 Van Buren Blvd. #487, Riversido, CA 92504
NAME OF TRUST:	2401 18th Avenue Trust
DATE OF TRUST DOCUMENT:	AUG 18 2026

THE REAL PROPERTY SITUATED AS FOLLOWS:

CITY OF:		**COUNTY OF:**	Davidson	**STATE OF:**	Tennessee

SAID REAL PROPERTY IS DESCRIBED AS FOLLOWS:

See attached legal description, Exhibit A

Signature:	Signature:
DATE: 8.18.26	DATE: 8.18.26

Certificate Of Acknowledgment Of Notary Public

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached and not the truthfulness, accuracy, or validity of that document.

State of California,
County of: } SS
On 8.18.26 before me Benilda Duke
a Notary Public personally appeared:
Steven Satcher and Nicole Satcher
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument, and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.
WITNESS my hand and official seal.
Signature: _____
NOTARY PUBLIC

SEAL:

BENILDA DUKE
Notary Public - California
Riverside County
Commission # 2511663
My Comm. Expires Mar 5, 2029

I hereby swear and affirm that the actual consideration for this transfer is 0 (zero), the same being the true and actual consideration for the property transferred.

Affiant: _____
Nicole Satcher

Subscribed and sworn to before me this 18 day of August, 2026.

_____
Benilda Duke
Notary Public My Commission Expires: 3/5/29

BENILDA DUKE
Notary Public - California
Riverside County
Commission # 2511663
My Comm. Expires Mar 5, 2029

Exhibit A

Land in Davidson County, Tennessee, being Lot No. 14 on the map Riverview Gardens Subdivision, as of recorded in Plat Book 3600, Page 46, Register's Office for Davidson County, Tennessee. Said Lot No. 14 fronts 55 feet on the easterly margin of 18th Avenue North and extends back 104.8 feet on the northerly side and 77.2 feet on the southerly line to a dead line measuring 61.6 feet thereon.

Property commonly known as: 2402 18th Avenue North, Nashville, TN 37208

Being the same property conveyed to:

Desert Waters, LLC by Warranty Deed from

Steven John Satcher and Nicole Satcher

of record in Instrument No. 20240412-0026287 Register's Office for Davidson County, Tennessee, dated 4/5/2024 and recorded 4/12/2024

This conveyance is subject to easements, covenants, conditions, restrictions, reservations, and limitations of record, if any.