THIS INSTRUMENT PREPARED WITHOUT TITLE EXAMINATION OR OPINION BY: WILLIAM TIMOTHY HILL Attorney at Law 214 2nd AVENUE NORTH SUITE 205 NASHVILLE, TN 37201	STATE OF TENNESSEE) COUNTY OF Robertson) The actual consideration or value, whichever is greater, for this transfer is $ -0- Affiant SUBSCRIBED AND SWORN to before me, this 15th day of September, 2026. Notary Public My Commission Expires: 11/28/2027

Karen Johnson Davidson County
Batch # 1472693 DEEDQC
09/15/2026 12:46:32 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20260915-0085676

ADDRESS NEW OWNERS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER:
FARM STAND PROP CO LLC 7568 RIDGEWOOD RD GOODLETTSVILLE, TN 37072	FARM STAND PROP CO LLC PO BOX 426 JOELTON, TN 37080	20240229-0014031

QUITCLAIM DEED

Know all men by these presents the Trust having terminated and the Beneficiary should receive the property interest subject of this conveyance, we, **PARADISE PROPERTIES, GP,** a Tennessee general partnership, Guarantor, by these presents do hereby quitclaim and convey unto **FARM STAND PROP CO, LLC,** a Tennessee limited liability company, Grantee, its heirs and assigns, all right, title and interest to a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

See Exhibit A – Attached Hereto

(Signature on Following Page)

JUAN HUIPE
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF ROBERTSON
MY COMM. EXP. NOV. 28, 2027

IN WITNESS WHEREOF, I have hereunto set my hand this the 15th day of September, 2026.

PARADISE PROPERTIES, GP

By: James L Paradise Jr
Its: Managing Partner

STATE OF TENNESSEE)
COUNTY OF Robertson)

Before me, the undersigned, a Notary Public in and for the County and State aforesaid, personally appeared James L Paradise Jr, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged himself to be the Managing Partner of Paradise Properties, GP, a Tennessee general partnership, the within named bargainor, and that he, as such managing member, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the general partnership by himself as Managing Partner of Paradise Properties, GP.

WITNESS my hand and seal, at office in Whites Creek, Tennessee, this the 15th day of September, 2026.

NOTARY PUBLIC

My Commission Expires: 11/28/2027

JUAN HUIPE
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF ROBERTSON
MY COMM. EXP. NOV. 28, 2027

EXHIBIT A

LEGAL DESCRIPTION

A tract of land in Davidson County, Tennessee, and being more particularly described as follows:

LAND in the 14th Civil District of Davidson County, Tennessee, described as follows:

BEGINNING, at an iron pin corner on the westerly right of way of Ridgewood Road, formerly known as Cotton Patch Road, said corner being twenty five feet from the center of the road and said corner being the southeast corner of this lot and the northwest corner of lot one, thence along the lands of lot one, north 84° 39' west a distance of 386.50 feet to an iron pin corner and the southwest corner of this lot and the northwest corner of lot one. Thence along the line of Edmond Hale north 3° 44' east a distance of 401.91 to a concrete monument on the westerly right of way of Ridgewood Road and being twenty five feet from the center of the road. Thence southeasterly along the westerly right of way of the road and along a curve a distance of 442.08 feet to a point and end of the curve. Said curve having a radius of 434.72 feet, the tangent distance being 242.30 feet and the central angle being 58° 16'. Thence along the right of way of the road, south 156.87 feet to the place of beginning. Containing 2.1511 acres, strict measure. (More of Less)

This being the same Description as referenced in Deed of Correction of record in Book 7096, Page 558.

Land in Davidson County, Tennessee being Lot No. 2 on the Plan of JP Perdue Subdivision of record in Plat Book 6250, Page 613, Register's Office Davidson County, Tennessee to which plan is hereby referenced for a more complete and accurate description.

Acreage amount of above referenced property is not to be relied upon.

Being the same property conveyed to Paradise Properties, GP, a Tennessee general partnership, by Warranty Deed from Cathryn Armistead, Administratrix of the Estate of Lynn Ellen Dwyer, Deceased in Docket No. 23P1171 in the Seventh Circuit (Probate) Court for Davidson County, Tennessee dated February 28, 2024 and recorded on February 29, 2024 and recorded in Instrument 20240229-0014031 in the Register's Office for Davidson County, Tennessee.

This is improved property known as 7955 Ridgewood Road, Goodlettsville, Tennessee 37072.

This conveyance is subject to all matters on any applicable recorded plan, all applicable easements, setback lines, and restrictions of record; and any encroachment, encumbrance, violation, variation or adverse circumstance affecting the title that would be disclosed by an accurate and complete land survey of the land and not shown by the Public Records.