THIS INSTRUMENT PREPARED BY AND AFTER RECORDING RETURN TO:

Thomas J. Elmlinger
Elmlinger Law Office
1616 Westgate Circle, Suite 349
Brentwood, TN 37027

This transfer is exempt from the Tennessee Real Estate Conveyance Tax under T.C.A. §67-4-409(a)(3)

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS: $0.00.

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 11 DAY OF September, 2026.

NOTARY PUBLIC

MY COMMISSION EXPIRES: 4/24/2030

ADDRESS NEW OWNER(S) AS FOLLOWS:
The James T. Patterson and
Sandy Ray Patterson Tennessee
Community Property Trust
6097 Woodland Hills Drive
Nashville, TN 37211

SEND TAX BILLS TO:
Same

MAP – PARCEL NUMBERS
118 09 0 169.00

THOMAS J. ELMLINGER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

QUITCLAIM DEED

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, we, Sandy Ray and husband, James T. Patterson, do hereby remise, release and quitclaim unto James T. Patterson and Sandy Ray Patterson, Trustees, and their successors in trust, of The James T. Patterson and Sandy Ray Patterson Tennessee Community Property Trust, its successors and assigns, forever, all the right, title, interest and claim which the Settlors have in and to the following described parcel of land, and improvements and appurtenances thereto in Davidson, State of Tennessee, to wit:

See Exhibit A attached hereto and incorporated by reference herein as fully as if set forth verbatim herein.

This is improved property known as 6097 Woodland Hills Drive, Nashville, TN 37211.

Being the same property conveyed to Sandy Ray and husband, James T. Patterson, by Deed from Centex Homes, a Nevada General Partnership, dated February 28, 2001, and of record in Instrument No. 20010301-0019088, Register's Office for Davidson County, Tennessee.

WITNESS our hands this 11 day of September, 2026.

James T. Patterson

Sandy Ray Patterson

STATE OF TENNESSEE }

Karen Johnson Davidson County
Batch # 1475461 DEEDQC
09/21/2026 11:42:59 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20260921-0087500

COUNTY OF WILLIAMSON }

Personally appeared before me, a Notary Public in and for said County and State, the within named James T. Patterson and Sandy Ray Patterson, the bargainors, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Brentwood, Williamson County, Tennessee, this 11 day of September, 2026.



Notary Public

My Commission Expires: 4/24/2030

Prepared without benefit of title search from information provided by the parties. Therefore, the preparer makes no certification as to the validity of title.

EXHIBIT A

Land lying in Nashville, Davidson County, Tennessee, also being part of Lot 1, of the final plat of Mountain View, Section 2, as of record in Plat Book 9700, page 656, at the Register's Office for Davidson County, Tennessee, and being more particularly described as follows:

Beginning at an existing iron rod in the southerly cul-de-sac, of Woodland Hills Drive, at a corner common with Lot 48 of the final plat of Mountain View, Section 1, as of record in Plat Book 9700, page 562, at the Register's Office for Davidson County, Tennessee; Thence leaving the southerly cul-de-sac of Woodland Hills Drive with the southerly property line of the final plat of Mountain View, Section 1, south 35 deg. 53 min. 20 sec. east, 164.69 feet to an existing iron rod; Thence with the easterly property line of the final plat of Mountain View, Section 1, north 46 deg. 06 min. 46 sec. east, 169.90 feet to an existing iron rod; Thence with the northerly property line of the final plat of Mountain View, Section 1, north 27 deg. 29 min. 26 sec. west, 521.45 feet to an existing iron rod at a corner common with the property of Lee L. Willett, et ux, as of record in Deed Book 6641, page 193, at the Register's Office for Davidson County, Tennessee, also being Lot 1 of the Willett Subdivision, as of record in Plat Book 6200, page 30, at the Register's Office for Davidson County, Tennessee; Thence with the easterly property line of Lee L. Willett, ex ux, north 50 deg. 55 min. 15 sec. east, 46.80 feet to an existing concrete monument; Thence north 03 deg. 21 min. 16 sec. east, 136.69 feet to an existing concrete monument, at a corner common with the resubdivision of Lots 52-54, Section 1, Myrtlewood Estates, as of record in Plat Book 5190, page 601, at the Register's Office for Davidson County, Tennessee, also at a corner common with the property of Samuel H. Hagan and Robert T. Phillips, as of record in Deed Book 9895, page 988, at the Register's Office for Davidson County, Tennessee; Thence with the southerly property line of Samuel H. Hagan and Robert T. Phillips, south 84 deg. 59 min. 47 sec. east, 1017.06 feet to an iron rod set; Thence with a severance line through said Lot 1 of the final plat of Mountain View, Section 2, for the following four calls; South 42 deg. 48 min. 19 sec. east, 960.72 feet to an iron rod set; South 05 deg. 44 min. 11 sec. west, 238.08 feet to an iron rod set; South 87 deg. 32 min. 43 sec. west, 281.84 feet to an iron rod set; South 08 deg. 19 min. 43 sec. west, 384.93 feet to an iron rod set in the northerly property line of an open space on the said final plat of Mountain View, Section 2; Thence with the northerly property line of said open space, north 81 deg. 52 min. 08 sec. west, 283.01 feet to an iron rod set; Thence north 49 deg. 38 min. 44 sec. west, 1052.03 feet to an iron rod set, at a corner common with said final plat of Mountain View, Section 1; Thence with the property line of said final plat of Mountain View, Section 1, for the following six calls; South 09 deg. 58 min. 23 sec. west, 70.09 feet to an iron rod set; With a curve to the right, along an arc length of 93.67 feet, the central angle of which is 65 deg. 51 min. 01 sec., the radius of which is 81.50 feet, the chord of which is south 42 deg. 53 min. 53 sec. west, 88.60 feet to an iron rod set; With a curve to the left, along an arc length of 14.12 feet, the central angle of which is 49 deg. 02 min. 07 sec., the radius of which is 16.50 feet, the chord of which is south 51 deg. 18 min. 20 sec. west, 13.69 feet to iron rod set; With a curve to the right, along an arc length of 111.37 feet, the central angle of which is 165 deg. 44 min. 42 sec., the radius of which is 38.50 feet, the chord of which is north 70 deg. 20 min. 22 sec. west, 76.40 feet to an iron rod set; With a curve to the left, along an arc length of 13.94 feet, the central angle of which is 48 deg. 25 min. 20 sec., the radius of which is 16.50 feet, the chord of which is north 11 deg. 40 min. 41 sec. west, 13.53 feet to an iron rod set; North 35 deg. 53 min. 20 sec. west, 205.35 feet to an existing iron rod in the southerly cul-de-sac of said Woodland Hills Drive; Thence with the southerly cul-de-sac of Woodland Hills Drive with a curve to the left, along an arc length of 41.15 feet, the central angle of which is 47 deg. 09 min. 23 sec., the radius of which is 50.00 feet, the chord of which is north 54 deg. 06 min. 40 sec. east, 40.00 feet to the point of beginning. Containing 1,415,975 square feet or 32.506 acres more or less.