Karen Johnson Davidson County
Batch# 1484155 DEEDQC
10/15/2026 01:37:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20261015-0094766

RECORD AND RETURN TO:
Limestone Title, LLC
580 Franklin Road, Suite 203
Franklin, TN 37069

QUITCLAIM DEED

DENISE DELOZIER
STATE OF TENNESSEE NOTARY PUBLIC
CHEATHAM COUNTY

STATE OF TENNESSEE
COUNTY OF ~~WILLIAMSON~~ Davidson dl

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.

AFFIANT Kyle Rogers

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th day of Oct, 2026

NOTARY PUBLIC
DENISE DELOZIER
My commission expires: July 25, 2029

THIS INSTRUMENT PREPARED BY:
Limestone Title, LLC, 580 Franklin Road, Suite 203, Franklin, TN 37069

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Kyle Rogers 4296 Skyridge Drive Nashville, TN 37207	Same as Address of New Owner	108-03-0A-023-00

FOR AND IN CONSIDERATION of the sum of ZERO and NO/100 ($0.00) DOLLARS, cash in hand paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged; the undersigned, **Kyle Rogers, a married man,** hereinafter called the Grantor(s), has quitclaimed and by these presents do hereby quitclaim all my right, title and interest unto **KP Residential Holdings LLC, a Tennessee Limited Liability Company,** hereinafter called the Grantee(s), their heirs and assigns forever, that certain parcel of real estate situated in Davidson County, Tennessee, and being further described as follows, to-wit:

Lying and being in Davidson County, Tennessee, and being Unit No. 23, Lot No. 15, on the Plan of Phase Two, Condominium Site Plan, Section Three, Patio Villa, of record in Book 5200, page 495, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Kyle Rogers, a married man, from Margaret Mary Zaring, Mary Kathryn Kennedy, Ann Dillingham, Roberta Labart, Frank Geis, Susan Geis Magrabi, Joseph R. Geis, Edward J. Geis, and Kathryn Cloyde, Heirs-at-Law of Jacqueline A. Geis, by Warranty Deed dated June 26, 2026 and recorded July 7, 2026 in Instrument #20260707-0061187, said Register's Office.

Being the same property conveyed to Jacqueline A. Geis, a single woman, from Saeed Monemi by Warranty Deed dated May 6, 2013 and recorded May 8, 2013 in Instrument #20130508-

0046409, said Register's Office. The said Jacqueline A. Geis having died unmarried and intestate December 29, 2025, leaving Margaret Mary Zaring, Mary Kathryn Kennedy, Ann Dillingham, Roberta Labert, Frank Geis, Susan Magrabi, Joseph R. Geis, Edward J. Geis, and Katheryn Cloyd as her only heirs-at-law. See Affidavit of Heirship of record in Instrument #20260707-0061186.

The above referenced property is not and has never been the primary residence of the Grantor or Grantor's spouse.

This is improved property also known as 944 Patio Drive, Nashville, TN 37214.

GRANTOR, BY EXECUTION OF THIS QUITCLAIM DEED, AND GRANTEE, BY ACCEPTANCE OF AND/OR FILING OF THIS QUITCLAIM DEED, HEREBY ACKNOWLEDGE THAT THIS DEED WAS PREPARED FROM INFORMATION FURNISHED BY THE PARTIES INVOLVED, AND PREPARER MAKES NO REPRESENTATION AS TO THE STATUS OF TITLE OR ACCURACY OF THE LEGAL DESCRIPTION HEREIN AND THAT NO TITLE INSURANCE IS BEING PROVIDED.

WITNESS MY HAND, this 15 day of October, 2026.

Grantor

Kyle Rogers

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public, **Kyle Rogers**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that hhe executed the within instrument for the purposes therein contained.

WITNESS my hand and seal, this 15TH day of Oct, 2026

DENISE DELOZIER
STATE OF TENNESSEE NOTARY PUBLIC
CHEATHAM COUNTY

Notary Public

DENISE DELOZIER

Printed Notary Name

My commission expires: **MY COMMISSION EXPIRES JULY 25, 2029**

TRUE COPY CERTIFICATION

I, Jennifer L. Pennell, do hereby make oath that I am a licensed attorney and/or the custodian of the original version of the electronic document tendered for registration herewith and that this electronic document is a true and exact copy of the original document executed and authenticated according to law on 10/15/26 (date of document).

Jennifer Pennell

10/15/26

Date

State of TENNESSEE
County of WILLIAMSON

Sworn to and subscribed before me on this 10/15, 2026.

DAVID P. WEBBER
TENNESSEE
NOTARY
PUBLIC
My Comm Exp.
October 20, 2026
COUNTY OF WILLIAMSON

Notary's Signature

My Commission Expires: _____

Notary's Seal