QUITCLAIM DEED

This Transfer is Pursuant to Marital Dissolution Between Grantor and Grantee First Listed Below and is Exempt for Tennessee Recording Tax Purposes TCA § 67-409-4 et seq.

B-JMR-25-4048

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $57,749.23

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 24th DAY OF MARCH, 2025.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

MARGARET R. MEALS
NOTARY PUBLIC
TENNESSEE
My Commission Expires on 05/05/2025
DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY

Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Floy L. Neal	**New Owner**	
(NAME)	(NAME)	**150-04-0-045.00**
4048 Lancashire Drive		
(ADDRESS)	(ADDRESS)	
Antioch, TN 37013		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, **KENNETH DEWAYNE NEAL, UNMARRIED,** hereinafter called the Grantor, by these presents does hereby convey, assign and quitclaim unto **FLOY L. NEAL, UNMARRIED,** hereinafter called the Grantee(s), her heirs, successors and assigns, all Grantor's right, title and interest in and to that certain tract or parcel of land in **DAVIDSON** COUNTY, STATE OF **TENNESSEE**, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 544 on the Plan of Section One-B Kensington of Priest Lake of record in Plat Book 6250, Page 150, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Floy Lovell by Warranty deed from RIBO, LLC, a Tennessee limited liability company of record in Instrument No. 20110715-0054337, Register's Office for Davidson County, Tennessee, dated July 13, 2011 and recorded on July 15, 2011. Kenneth Dewayne Neal hereby conveys any and all interest in and to said property pursuant to Final Decree of Divorce, Docket # 24D1085, in the Circuit Court of Davidson County, Tennessee.

This is **improved** property known as: **4048 Lancashire Drive, Antioch, Tennessee 37013**.

Karen Johnson
Batch # 1252572
03/27/2025 11:29:34 AM
Fees: $12.00 Taxes: $0.00

Davidson County
DEEDQC
2 pgs

20250327-0023001

Witness my/our hand(s) this the 24 day of March, 2025.

Kenneth Dewayne Neal

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Kenneth Dewayne Neal, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 24th of March, 2025.

Notary Public
My Commission Expires: _____
(SEAL)

MARGARET R. MEANS
STATE OF TENNESSEE NOTARY PUBLIC My Commission Expires on 05/05/2025
DAVIDSON COUNTY

RETURN TO:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212