Karen Johnson
Batch # 1330551
10/06/2025 12 52 09 PM
Fees $27 00 Taxes $0 00

Davidson County
DEEDQC
5 pgs

20251006-0079564

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or true value, whichever is greater for this transfer is
$ 1.00
Stephen A Stinson, Affiant
Subscribed and sworn before me this the
06 Day of October, 2025.
D. Calhoun, Deputy Register

RECORDING REQUESTED BY:
Stephen A Stinson

INSTRUMENT PREPARED BY:
Stephen A Stinson
4905 Leesa Ann Ln
Hermitage, Tennessee 37076

(Above reserved for official use only)

RETURN DEED TO:
Stephen A Stinson
4905 Leesa Ann Ln
Hermitage, Tennessee 37076

SEND TAX STATEMENTS TO:
Stephen A Stinson
4905 Leesa Ann Ln
Hermitage, Tennessee 37076

Map and Parcel
07605003700

Prior Instrument Reference: of the Recorder of Davidson County, Tennessee

# QUIT CLAIM DEED FOR TENNESSEE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THIS DEED is made this day of October 4, 2025, by and between the **"Grantor,"**

Darlene Thompson, an unmarried individual residing at 4904 Leesa Ann Lane, Hermitage, Tennessee 37076

AND the **"Grantee,"**

Stephen A Stinson, a married individual residing at 4905 Leesa Ann Ln, Hermitage, Tennessee 37076

FOR VALUABLE CONSIDERATION of the sum of one dollar ($1.00), the receipt and sufficiency of which is hereby acknowledged, Grantor hereby quitclaims to Grantee and Grantee's heirs and assigns forever, all of Grantor's rights, titles, interests, and claims in or to the following described real estate (the **"Property"**), together with all hereditaments and appurtenances belonging thereto, located in Davidson county, Tennessee, subject to any restrictions herein:

Property Address: 4904 Leesa Ann Lane, Hermitage, Tennessee 37076

Legal description(s) attached separately.

Vesting Information / Property Interest: Tenancy by the entirety with rights of survivorship, not as tenants in common.

[SIGNATURE PAGE FOLLOWS]

**Signatures**

Grantor signed, sealed, and delivered this quit claim deed to Grantee on 10/4/2025 (date).

Grantor (or authorized agent)

x/Darlene L. Thompson

Print Name: Darlene L Thompson

## NOTARY ACKNOWLEDGMENT

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On Oct 4, 2025 before me, Darlene L Thompson, [X personally appeared] [___ personally appeared by audio-video communication] **Darlene Thompson**, personally known to me or proved 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.

WITNESS my hand and official seal.

Commission Expires: July 6, 2026

*Notary Public, Tennessee*



**EXHBIT "A"**
**LEGAL DESCRIPTION**

LAND in Davidson County, Tennessee, being Lot No. 34, on the Plan of Hidden Hill, as shown on plat of record in Plat Book 4860, page 43, in the Register's Office for Davidson County, Tennessee, and being more particularly described as follows:

Said Lot No. 34 fronts 80 feet on the northwesterly side of Leesa Ann Land and extend back between parallel lines 150 feet to a dead line

Being the same property conveyed to Fred H. Thompson and Darlene L Thompson, his wife, by Deed of record in Book 5233, page 68 recorded 12/14/1977, Register's Office for Davidson County, Tennessee. Fred H Thompson having died on 02/26/1993 vesting property soley in Darlene L Thompson as surviving tenant