ADDRESS OF NEW OWNER:
Joyce Tucker Major
504 Pauls Trail
Hermitage, Tennessee 37076

SEND TAX BILLS TO.
Owner

THIS INSTRUMENT PREPARED BY
LANNOM & WILLIAMS, PLLC
Attorneys at Law
137 Public Square
Lebanon, TN 37087

Map & Parcel: 098-13-OC-182 00

PREPARED FROM INFORMATION PROVIDED BY THE PARTIES; NO TITLE SEARCH REQUESTED.

Karen Johnson Davidson County
Batch # 1335820 DEEDQC
10/20/2025 08 21 49 AM 2 pgs
Fees $12 00 Taxes $0 00
20251020-0083130

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of ONE DOLLAR ($1 00) cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, I, **Ricky Len Major,** have this day bargained and sold, and by these presents do hereby quitclaim and convey unto **Joyce Tucker Major,** her heirs, successors and assigns, forever, all of my right, title and interest, marital or otherwise, in a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit·

Being Lot No. 175, on the Plan of Phase 5, Section 1, The Meadows of Seven Points, of record in Instrument 20060522-0059944, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description

Being the same property conveyed to Joyce Tucker Major and husband, Ricky Len Major, by Quitclaim Deed from Joyce T. Howard, dated July 15, 2021, and recorded in Instrument No 20210806-0106428 in said Register's Office For

further reference see also Instrument No 20170322-0028100 in said Register's Office

This description is the same as in the prior deed

This is improved property known as 504 Pauls Trail, Hermitage, Tennessee 37076

WITNESS MY SIGNATURE hereto this the 30th day of SEPTEMBER, 2025

RICKY LEN MAJOR

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned authority, a Notary Public of the state and county aforesaid, **RCKY LEN MAJOR**, with whom I am personally acquainted or who 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, this the 30 day of SEPTEMBER, 2025

JANET L. FLINT
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 3-6-2029

NOTARY PUBLIC

My Commission Expires 3/6/29

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STATE OF TENNESSEE)
COUNTY OF Wilson)

This transfer is exempt from transfer privilege taxes pursuant to Tenn Code Ann § 67-4-409(3)E as implementing a *Marital Dissolution Agreement* between divorcing parties

AFFIANT

Sworn to and subscribed before me on this the 7th day of October, 2025

NOTARY PUBLIC

My Commission Expires 6.03.2029

PENNY KINSLOW
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY