Karen Johnson Davidson County
Batch # 1369235 DEEDQC
01/13/2026 09:03:39 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20260113-0002884

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
The actual consideration for this transfer is $-0-
Vilanda Merritt
Vilanda Merritt

This instrument was prepared by:
Mill Creek Legal, PLLC
7271 Nolensville Rd.
Nolensville, TN 37135

Subscribed and sworn before me this 19th day of November, 2025.
Notary Public
My Commission Expires: 6/18/28

LUCAS D. BOTTORFF
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

QUITCLAIM DEED

New Owner(s)	*Send Tax Bills To*	*Map & Parcel No.*
The Vilanda Ingrum Merritt Living Trust 516 Scarlet Oak Drive Lebanon TN 37090	New Owner	06404004400

For good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, I, **Vilanda Ingrum Merritt,** [redacted] ("Grantor"), by these presents do hereby remise, release, quitclaim and convey unto **The Vilanda Ingrum Merritt Living Trust, U/A dated November 1, 2017** ("Grantee"), all of my right, title and interest in and to the following described real property located in the County of Davidson, State of Tennessee:

> Land in Davidson County, Tennessee, being Lot No. 12-A, on the Zone Lot of Division Lot No. 12, Lake County, Section One, of record in Plat Book 5200, page 493, as amended in Plat Book 5800, page 362, Register's Office for said County, to which plan reference is hereby made for a more complete and accurate description thereof.

Being part of the same property conveyed to **Vilanda Ingrum Merritt, an unmarried woman,** by Warranty Deed from **Mohsen Sarfehjoo and wife, Janis C. Sarfehjoo** of record as instrument no. 20150720-0070921 in the Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing easements and restrictions of record.

This is improved property known as 305 Woodview Circle, Old Hickory, Tennessee 37138

WITNESS my hand this 19th day of November, 2025.

Vilanda Merritt

Vilanda Merritt

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STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State aforesaid, the within named Grantor, Vilanda Merritt, with whom I am personally acquainted and who acknowledged that the Grantor executed this Quitclaim Deed for the purposes therein contained.

Witness my hand and official seal at Nolensville, Tennessee, 19th day of November, 2025.

Notary Public

LUCAS D. BOTTORFF
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

My Commission Expires: 6/18/28

This Quitclaim Deed Was Prepared By:
Mill Creek Legal, PLLC
7271 Nolensville Rd.
Nolensville, TN 37135