Karen Johnson Davidson County
Batch# 1385079 DEEDQC
02/24/2026 04:02:30 PM 4 pgs
Fees: $27.00 Taxes: $0.00
20260224-0014780

THIS INSTRUMENT PREPARED BY: **Martin Heller Potempa & Sheppard** 2122 21st Avenue South Nashville, Tennessee 37212 (615) 800-7096 *This Deed was prepared based upon information provided by the parties. No independent title examination was conducted. The preparer makes no representation as to the status of the title or the accuracy of the description.*	**STATE OF TENNESSEE** **COUNTY OF DAVIDSON** The actual consideration for this transfer is: **$0.00**. Rhonda A. Bradley **AFFIANT** Subscribed and sworn to before me, this 17th day of February 2026. Breanna Simmons NOTARY PUBLIC My Commission Expires: 5/8/2029

BREANNA SIMMONS NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY My Commission Expires 05-08-2029

QUITCLAIM DEED

Address New Owner:	**Send Tax Bills To:**	**Tax Information:**
Rhonda A. Bradley 5813 Seven Points Trace Hermitage, TN 37076	New Owner	14900019300 and 14900038100

THE PURPOSE OF THIS INSTRUMENT IS TO COMBINE MAP AND PARCEL NUMBERS

FOR AND IN CONSIDERATION of Zero and No/100ths Dollars ($0.00) and other good and valuable consideration, the receipt of which is hereby acknowledged, **RHONDA A. BRADLEY, unmarried** ("Grantor") does hereby quitclaim, transfer and convey unto **RHONDA A. BRADLEY, unmarried** ("Grantee"), her successors and assigns, all of Grantor's right, title and interest in certain unimproved real properties located in the County of Davidson, State of Tennessee, and more particularly described as follows:

TRACT I (Parcel ID: 14900019300):

Being land in the 2nd, formerly the 5th Civil District of Davidson County, Tennessee.

Beginning at a point in the center line of the Una Antioch Pike, 522.5 feet south of the intersection of the center line of Richards Road and the center line of Una Antioch Pike, this point also being the northwest corner of the property to Edward E. Hight and wife,

Ruth E. Kidd Hight by deed of record in Book 2697, page 151, R.O.D.C., Tennessee, said point also being identified by a railroad spike in the center of Antioch Pike, thence South 86° 51' east 308.0 feet to an iron pin; thence south 23° 18' west 175.0 feet to an iron pin; thence south 86° 51' east 2327.0 feet to an iron pin; thence north 1° 40' east 243.0 feet to a point; thence north 87° 21' west 360.0 feet to a point; thence north 57° 28' west 200.0 feet to a point; thence north 87° 10' west 1403 feet to a point; thence north 2° 21' east 85.0 feet to a point; thence north 87° 30' west 610.0 feet to a point in the center of the Una Antioch Pike; thence along the center line of the Una Antioch Pike in a southerly direction 261.25 feet to the point of beginning.

Being the same property described according to an unrecorded plat of Hickerson & Pleasant, as corrected, dated originally July 13, 1966, known as Job No. 17, 66, and being identified thereon as Tract No. 2, containing **20.7 acres** more or less.

TRACT II (Parcel ID: 14900038100): INCLUDED IN THE ABOVE DESCRIPTION BUT SEPARATELY DESCRIBED AS FOLLOWS:

Being land in the 2nd, formerly the 5th Civil District of Davidson County, Tennessee,

Beginning at an Iron Rod located in the easterly margin of the Una Antioch Pike, being also the Southwest corner of the property owned by Curtis L. and Ernestine Kidd by deed of record in Deed Book 8883 Page 15, Register's Office for Davidson County, Tennessee; thence South 83 degrees 05 minutes 47 seconds East 609.39 feet along the common boundary with the Curtis L. Kidd et ux property to an Iron Rod; thence South 06 degrees 45 minutes 13 seconds West 85.00 feet to an Iron Rod; thence South 12 degrees 54 minutes 18 seconds West 321.03 feet to an Iron Rod; thence along the common boundary with property owned by Greals Wayne Miles et ux of record in Deed Book 4433 Page 339 North 83 degrees 02 minutes 26 seconds West 417.51 feet to an Iron Rod; thence North 27 degrees 38 minutes 46 seconds East 166.19 feet to an Iron Rod; thence North 82 degrees 30 minutes 14 seconds West 282.02 feet to an Iron Rod in the Easterly margin of Una Antioch Pike; thence North 25 degrees 21 minutes 40 seconds East 54.54 feet along the Easterly margin of the Una Antioch Pike to a point; thence with a curve to the left having a Delta angle of 11 degrees 07 minutes 41 seconds, a radius of 1028.78 feet, an arc length of 199.81 and a chord bearing of North 20 degrees 37 minutes 51 seconds East for a distance of 199.50 feet to the point of beginning, being in all **5.01 acres**.

BEING the same property conveyed to Rhonda A. Bradley by Executor's Deed from Rhonda A. Bradley as Executrix of the Estate of Weldon Boyd Kidd, pursuant to the Last Will and Testament of Weldon Boyd Kidd and upon his death on February 27, 2025, of record in Instrument No. 20251003-0078928, Register's Office for Davidson County,

Tennessee.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

These are **unimproved** properties known as: **2474 & 0 UNA ANTIOCH PIKE, ANTIOCH, TENNESSEE 37013**

IN WITNESS WHEREOF, Grantor has executed this instrument on this the 17th day of February 2026.

RHONDA A. BRADLEY

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Rhonda A. Bradley**, the within named bargainer, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 17th day of February 2026.

Breanna Simmons
Notary Public
My Commission Expires: 5/8/2029

BREANNA SIMMONS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 05-08-2029

Certificate of Authenticity

I, Adam Barber, 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 17 Feb 2026.

Date

Affiant Signature

24 Feb 2026
Date

State of Tennessee

County of Davidson

Sworn to and subscribed before me this 24 day of Feb, 20 26.

Notary's Signature

My Commission Expires: 10-4-2027
Date

Notary's Seal (if on paper)

