Karen Johnson Davidson County
Batch# 1388500 DEEDQC
03/04/2026 03:09:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20260304-0017466

Recordation Requested By/Return to:
TITLEMAX
88 SILVA LANE
MIDDLETOWN, RI 02842
File No. BKC-R-435218

This Instrument Prepared By:
REGINALD HARRION TN Bar No. 040700
o/b/o BC LAW FIRM, P.A.
1803 S. KANNER HWY
STUART, FL 34994

NO REPRESENTATION BY PREPARER AS TO ANY MATTERS OF TITLE OR LEGAL DESCRIPTION/SURVEY

QUITCLAIM DEED

Exempt Pursuant to T.C.A. Code 67-4-409(a)(3)(E)

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX NOTICES TO:	MAP PARCEL NUMBERS
TAYLOR BACON	TAYLOR BACON	098-02-0A-008-00
7116 SILVERWOOD TRAIL DICKSON, TN 37056	7116 SILVERWOOD TRAIL DICKSON, TN 37056	

Executed this 26 day of FEBRUARY 20 26 .

KNOW ALL MEN BY THESE PRESENTS, THAT FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS ($10.00), IN HAND PAID TO **JUSTIN D. KIRK AND TAYLOR R. KIRK, NOW KNOWN AS TAYLOR BACON,** HEREINAFTER CALLED THE GRANTOR, DO/DOES HEREBY REMISE, RELEASE AND FOREVER QUITCLAIM TO **TAYLOR BACON, A SINGLE PERSON**, HEREINAFTER CALLED THE GRANTEE, HIS/HER/ITS SUCCESSORS, HEIRS AND ASSIGNS, ALL MY/THEIR RIGHT, TITLE AND INTEREST IN AND TO A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS TO-WIT:

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE CITY OF HERMITAGE, COUNTY OF DAVIDSON, STATE OF TENNESSEE, AND IS DESCRIBED AS FOLLOWS:

BEING LOT 8 ON THE PLAN OF DEERFIELD POINTE AS RECORDED IN INSTRUMENT NO. 20170201-0010846, REGISTER'S OFFICE FOR DAVIDSON COUNTY. TN TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE AND ACCURATE LEGAL DESCRIPTION.

PARCEL ID: 098-02-0A-008-00

THIS BEING THE SAME PROPERTY CONVEYED TO JUSTIN D KIRK AND TAYLOR R KIRK FROM RIVERWOOD BUILDERS INC., IN A DEED DATED AUGUST 30 2024, AND RECORDED AUGUST 30 2024, IN DEED INSTRUMENT NUMBER 1175962.

Property known as, 7116 SILVERWOOD TRAIL, HERMITAGE, TN 37076
This instrument was prepared without the benefit of a title examination.

Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this 26th day of February, 2026.

JUSTIN D. KIRK

TAYLOR R. KIRK, N/K/A TAYLOR BACON

STATE OF Tennessee

COUNTY OF Davidson

Before me, Deborah L. Gaunt of the state and county mentioned, personally appeared **JUSTIN D. KIRK AND TAYLOR R. KIRK, N/K/A TAYLOR BACON** to me known to be the person(s) described in and who executed the foregoing instrument for the purposes therein contained.

(seal)

DEBORAH L. GAUNT
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
My Comm. Expires 11/8/2028

Notary Public
Printed Name: Deborah L Gaunt
My Commission Expires: 11/08/2028

OATH OF VALUE CONSIDERATION

STATE OF Tennessee
COUNTY OF Davidson

I, OR WE, HEREBY SWEAR AND AFFIRM THAT THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $10.00.

Affiant

Sworn to and subscribed before me, this the 26th day of February, 2026

Notary Public
My commission expires: 11/08/2028

(seal)

DEBORAH L. GAUNT
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
My Comm. Expires 11/8/2028

Tennessee Certification of Electronic Document

I, Matt Walker, 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 02/26/2026 (date of document).

Affiant Signature

3/4/26
Date

State of Rhode Island

County of Newport

Sworn to and subscribed before me this 4th day of March, 2026.

Notary's Signature

MY COMMISSION EXPIRES: 09/15/2027

NOTARY'S SEAL

DENNIS JAMES TITTERTON
NOTARY PUBLIC
STATE OF RHODE ISLAND
NOTARY ID # 771019
MY COMMISSION EXPIRES 09/15/2027