PROPERTY TAX INFORMATION:

OWNERS: Ross Family Trust
c/o Billy Allen Ross and
Betty Deford Ross, Trustees
837 Irma Drive
Antioch, TN 37013

SEND TAX BILLS TO: Owner

THIS INSTRUMENT PREPARED BY:

Ashley D. Stearns, Attorney
107 North Maple Street
Murfreesboro, TN 37130

From Information Furnished by the Parties.

Parcel ID: 148 16 0 029.00

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS, cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the undersigned, **BILLY A. ROSS** and wife, **BETTY D. ROSS** (being one and the same as Billy Allen Ross and Betty Deford Ross), have this day bargained and sold and do hereby transfer, convey and quitclaim unto **BILLY ALLEN ROSS and BETTY DEFORD ROSS, Trustees of the ROSS FAMILY TRUST, dated March 3, 2026**, all the right, title and interest in and to that certain tracts or parcels of real estate located in Davidson County, Tennessee, more particularly described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 218 on the Plan of Debra Heights, Section II, of record in Book 3700, page 39, Register's Office for said County.

Said Lot No. 218 fronts 74.04 feet along the southerly margin of Irma Drive; thence back between lines measuring 167.44 feet on the westerly line and 159.23 feet on the easterly line to a line in the rear which measures 79.71 feet.

Being part of the same property conveyed to Billy A. Ross and wife, Betty D. Ross by deed from Hallmark Construction Company, a Tennessee Corporation, with its principal office and place of business at Nashville, Tennessee, of record in Book 4225, page 549, Register's Office for Davidson County, Tennessee.

This is the improved property known as: 837 Irma Drive, Antioch, TN 37013.

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

WITNESS MY HAND this 3rd day of March, 2026.

Billy A Ross
BILLY A. ROSS

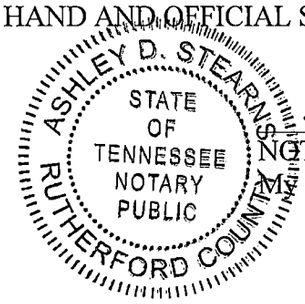
Betty D Ross
BETTY D. ROSS

Karen Johnson Davidson County
Batch # 1390619 DEEDQC
03/10/2026 09:20:04 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20260310-0018845

STATE OF TENNESSEE)
ss.
RUTHERFORD COUNTY)

On this 3rd day of March, 2026, before me personally appeared **BILLY A. ROSS** and wife, **BETTY D. ROSS**, to me known or who proved to me on the basis of satisfactory evidence to be the persons described in and who executed the foregoing instrument, and acknowledged that they executed the same as their free act and deed.

WITNESS MY HAND AND OFFICIAL SEAL at Murfreesboro, Tennessee.



NOTARY PUBLIC
My Commission Expires: 9/16/2029

AFFIDAVIT OF VALUE

I hereby swear or affirm that $ -0- was given for this Quitclaim Deed.

Billy A. Ross
Billy A. Ross, Affiant

Betty D. Ross
Betty D. Ross, Affiant

Sworn to and subscribed before me, on this 3rd day of March, 2026.

NOTARY PUBLIC
My Commission Expires: 9/16/2029

