Karen Johnson
Batch # 1396216
03/23/2026 11:15:16 AM
Fees: $12.00 Taxes: $0.00
Davidson County
DEEDQC
2 pgs
20260323-0022845

THIS INSTRUMENT PREPARED BY:
RONALD B. BUCHANAN, Attorney at Law
16114 Daysailor Trail
Lakewood Ranch, FL 34202

Map/Parcel
048 00 0 008.00

QUITCLAIM DEED

FROM:
Richard Russell Hall
684 Cumberland Hills Dr.
Hendersonville, TN 37075

SEND TAX BILLS TO:
Ronald B. Buchanan
16114 Daysailor Trail
Lakewood Ranch, FL 34202

NAME & ADDRESS OF NEW OWNER:
Ronald B. Buchanan
16114 Daysailor Trail
Lakewood Ranch, FL 34202

FOR AND IN CONSIDERATION of not being named as a defendant in a lawsuit to quite title to the property herein conveyed, the benefit and sufficiency of which is hereby acknowledged I, **Richard Russell Hall,** have this day bargained and sold, and do hereby transfer and convey unto **Ronald B Buchanan,** his heirs and assigns, all my right, title, and interest I may have, if any, in and to a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

Land in the 14th District of Davidson County, Tennessee, being more particularly described on Map 48-00, Parcel 8.0, Tax Assessor's Office for Davidson County, Tennessee, containing 15.88 acres, more or less.

Being the same property conveyed to Raymond A. Buchanan and Ronald B Buchanan by deed from Raymond B Buchanan recorded in Book 6945, Page 42, Register's Office for Davidson County, Tennessee.

This is unimproved property located on Waller Road in Davidson County, Tennessee.

This property is not the principal residence of Richard Russell Hall.

IN WITNESS WHEREOF, I have hereunto set my hand on this the 13 day of February, 2026.

Richard Russell Hall

Richard Russell Hall

STATE OF TENNESSEE
COUNTY OF Sumner

Before me, the undersigned, a Notary Public in and for said county and state, personally appeared, **Richard Russell Hall**, the within named bargainor, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

Witness my Hand and Notarial Seal at office in Hendersonville, Tennessee, on this the 13 day of February, 2026.

Teri Makela

NOTARY PUBLIC

TERI MAKELA
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY
My Commission Expires Mar. 21, 2029

My Comm. Expires: 3-21-2029

STATE OF Florida
COUNTY OF Sarasota

The actual consideration for this transfer or the valuation of the property interest transferred, whichever is greater, is $10.00.

Ronald B Buchanan

RONALD B BUCHANAN

Sworn to and subscribed before me on this the 17 day of March, 2026.

CLAIRSINE DAREUS
Notary Public - State of Florida
Commission # HH 412210
My Comm. Expires Dec 26, 2026

NOTARY PUBLIC
My Comm. Expires: 12/26/2026