Karen Johnson Davidson County
Batch # 1403200 DEEDQC
04/08/2026 09:00:52 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20260408-0028170

THIS INSTRUMENT PREPARED BY:
Southland Law Group, PLLC
216 Centerview Dr., Suite 360
Brentwood, TN 37027

NEW OWNER:
Thomas B. Person
100 Wendell K. Road
Mt. Juliet, TN 37122

SEND TAX BILLS TO:
NEW OWNER

MAP/PARCEL:
08616002900

This instrument was drafted from information furnished by the parties. No representation or warranty is made by the preparer as to the accuracy of anything set forth herein. The parties have waived performance of a title search, title opinion letter or title insurance by the preparing attorney.

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS that **Nacona Lynn Person-Drury,** for and in consideration of Ten and no/100's ($10.00), cash in hand paid, the receipt of which is hereby acknowledged, have bargained and sold and do hereby convey remise, release and forever quitclaim unto **Thomas B. Person**, our entire right, title and interest in and to a certain tract of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 66, Section One Revised, Valley Grove, of record in Book 5200, Page 388, Register's Office for said county.

Said Lot No 66 fronts 65.00 feet on the westerly margin of Valley Grove drive and extends back 120.26 feet on the northerly line and 126.89 feet on the southerly line to a dead line in the rear, measuring 65.34 feet thereon.

Being the same property conveyed to Thomas B. Person, and Nacona Lynn Person, husband and wife, by Warranty Deed from Matthew Waddell and Lea Waddell, husband and wife, of record in Instrument No. 20201106-0130838. The said Nacona Lynn Person and Nacona Lynn Person-Drury are one and the same person.

This is improved property known as:4245 Valley Grove Dr., Hermitage, TN 37076.

This instrument and the interest released and quitclaimed are subject to such limitations, encumbrances, easements and restrictions as may affect the premises.

WITNESS our hands this the 31st day of March, 2026.

Nacona Lynn Person-Drury

STATE OF TENNESSEE

COUNTY OF Wilson

Before me, the undersigned authority, a Notary Public within and for the State and County, appeared Nacona Lynn Person-Drury (formerly known as Nacona Lynn Person), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon their oath acknowledged themselves to be the within named bargainors and that they executed the foregoing instrument of their own free will for the purposes therein set forth.

Witness my hand and official seal on this the 31st day of March, 2026.

Notary Public

My commission expires: 1.31.29

TRACEY TRUMPHOUR STATE OF TENNEESSEE NOTARY PUBLIC WILSON COUNTY

STATE OF TENNESSEE

COUNTY OF Wilson

The actual consideration for this transfer is $0.00.

Affiant

Sworn to and subscribed before me this the 31st day of March, 2026.

Notary Public

My commission expires: 1.31.29

TRACEY TRUMPHOUR STATE OF TENNEESSEE NOTARY PUBLIC WILSON COUNTY