Karen Johnson Davidson County
Batch# 1406194 DEEDQC
04/16/2026 12:29:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20260416-0031277

QUITCLAIM DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $0.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13 DAY OF April, 2026.

Notary Public

MY COMMISSION EXPIRES: 10/4/27

(AFFIX SEAL)

JODI JACKSON NOTARY PUBLIC TENNESSEE COUNTY OF DAVIDSON

File #26-JJ-7412-REFI

THIS INSTRUMENT WAS PREPARED BY

Carney Title, LLC
400 Overbeck Lane, Suite 101
Nashville, TN 37204
(615) 864-0770

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Hunter C. Moore & Margaret M. Ingold	**Same as New Owner**	
(NAME)	(NAME)	**089 00 0 059.00**
6612 Jocelyn Hollow Road		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37205		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, **HUNTER MOORE, AN UNMARRIED MAN,** hereinafter called the Grantor(s), by these presents do/does hereby quitclaim unto **HUNTER C. MOORE, AN UNMARRIED PERSON, AND MARGARET M. INGOLD, A MARRIED PERSON AS HER SOLE AND SEPARATE PROPERTY, AS JOINT TENANTS WITH THE RIGHT OF SURVIVORSHIP** hereinafter called the Grantee(s), his/her/its/their heirs, successors and assigns, any and all interest in and to that certain tract or parcel of land in **DAVIDSON** COUNTY, STATE OF **TENNESSEE**, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 6, on the Plan of RIVER ROAD ESTATES, as shown on plat of record in Instrument No. 20010424-0040684, as amended in Instrument No. 20230810-0062041, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

Being the same property conveyed to Hunter Moore, an unmarried man, by Warranty Deed from Daniel A. Calderon and Nancy H. Calderon, husband and wife, of record in Instrument No. 20260112-0002785, in the Register's Office of Davidson County, Tennessee, dated January 12, 2026 and recorded on January 12, 2026. The said Hunter Moore is one and the same as Hunter C. Moore.

SUBJECT TO all reservations, easements, restrictions and encumbrances contained in former instruments of record, and all easements and encroachments apparent from an inspection of the premises.

The preparer assumes no liability to the accuracy of the instrument herein or regarding the status of title to the subject property as the information herein has been provided by the parties without the benefit of a title search.

This is ____ **unimproved** __X___ **improved** property known as: 7412 River Road Pike, Nashville, TN 37209.

Witness my/our hand(s) this the 13 day of April, 2026.

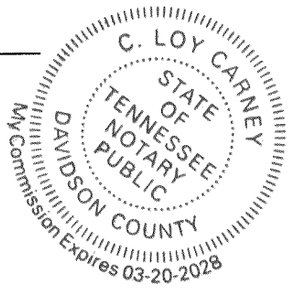
Hunter Moore

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 23rd day of March, 2026, before me personally appeared Hunter Moore, to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that such person (or persons) executed the same as such person's (or persons') free act and deed.

Witness my hand, at office, this 23rd day of March, 2026.

Notary Signature
My commission expires:

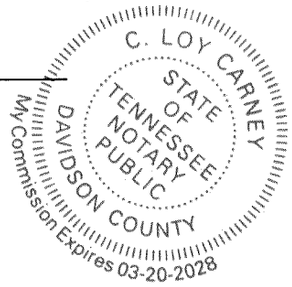


STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 13th day of April, 2026, before me personally appeared Hunter C Moore, to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that such person (or persons) executed the same as such person's (or persons') free act and deed.

Witness my hand, at office, this 13th day of April, 2026.

Notary Signature
My commission expires:



RETURN TO:
Hunter C. Moore & Margaret M. Ingold

True Copy Certification

I, **Jodi Jackson,** 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 this the 13 day of April, 2026.

Affiant Signature
Date 4/13/26

State of TENNESSEE
County of DAVIDSON

Sworn to and subscribed before me this the 13 day of April, 2026.

Notary's Signature
MY COMMISSION EXPIRES: _____

JOHN W BISHOP
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 08-10-2027