Karen Johnson
Batch # 1413150
04/29/2026 11:35:06 AM
Fees: $17.00 Taxes: $0.00
Davidson County
DEEDQC
3 pgs
20260429-0037891

This Instrument Prepared By: Eleanor M. Acton and Ronald Chester Acton at 124 Holly Rdg, Antioch, TN 37013, USA

QUITCLAIM DEED

KNOW ALL PERSONS BY THESE PRESENTS THAT:

Eleanor M. Acton and Ronald Chester Acton, married, of 124 Holly Rdg, Antioch, TN 37013, USA, (the "Grantors"), for $0.00 (Dollars) consideration, do hereby sell, remise, release, and convey, as well as quitclaim, unto Eleanor M. Acton, married, of 124 Holly Ridge, Antioch, TN 37013, USA, (the "Grantee") as the sole owner, the following described real estate located in the county of Davidson, State of Tennessee:

> Being Lot 131, as depicted and described on the plat entitled, "Cedars of Cane Ridge, Phase 1", and recorded in the Register's Office of Davidson County, Tennessee, as Instrument No. 202412060095000, to which reference is hereby made for a more complete description.

Being all or part of the same property described in the County Register's Deed Book, as Instrument No.: 20250825-0067933.

~~TO HAVE AND TO HOLD the aforesaid real estate, together with all the appurtenances and hereditaments attached to the property, unto the Grantee, Grantee's heirs and assigns, forever.~~ EA

IN WITNESS WHEREOF the Grantors have executed this instrument this 29 day of April, 20 26.

Signed in the presence of:

Witness signature

Valeria Sandoval
Witness name

Eleanor M. Acton
Eleanor M. Acton

Ronald Chester Acton

Spousal Acknowledgement

I, Eleanor M. Acton of 124 Holly Rdg, Antioch, TN 37013, USA, spouse of Ronald Chester Acton, in accordance with the above Quitclaim Deed, and in consideration of the above sum and other good and valuable consideration received, do hereby waive and release to the Grantee all rights of dower, curtesy, homestead, community property, and all other right, title and interest, if any, in and to the above property.

Spouse's Signature: Eleanor M. Acton

Grantor Acknowledgement

STATE OF TENNESSEE

COUNTY OF Davidson

Before me, Tatiana Esmeralda Figueroa a Notary Public in and for the said state and county, duly commissioned and qualified, personally appeared Eleanor M. Acton, known to me (or proven to me on the basis of satisfactory evidence) to be the person described in and who executed this Spousal Acknowledgement, and acknowledged that they executed this Spousal Acknowledgement with lawful authority as a free and voluntary act.

WITNESS my hand and Notarial Seal at office this 29th day of April, 2026.

Tatiana F.

Notary Public, the State of Tennessee

County of Davidson

My commission expires: 06/22/2026

TATIANA ESMERALDA FIGUEROA
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

Grantor Acknowledgement

STATE OF TENNESSEE

COUNTY OF Davidson

Before me, Tatiana Esmeralda Figueroa a Notary Public in and for the said state and county, duly commissioned and qualified, personally appeared Ronald Chester Acton, known to me (or proven to me on the basis of satisfactory evidence) to be the person described in and who executed this Quitclaim Deed, and acknowledged that they executed this Quitclaim Deed with lawful authority as a free and voluntary act.

WITNESS my hand and Notarial Seal at office this 29th day of April, 2026

Tatiana E.

Notary Public, the State of Tennessee

County of Davidson

My commission expires: 06/22/2026

TATIANA ESMERALDA FIGUEROA
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

Register's Fee $ _____

Mail Tax Notice to: Eleanor M. Acton, 124 Holly Ridge, Antioch, TN 37013, USA
Parcel Number: 174 13 OB 131

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or true value, whichever is greater for this transfer is
$ 0
Eleanor M. Acton, **Affiant**
Subscribed and sworn before me this the
29 **Day of** April, **2026.**
J. Rivera, **Deputy Register**