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| ***THIS INSTRUMENT PREPARED BY:***<br>*Yvette L. Meldrum, Attorney at Law*<br>**Mid-State Title & Escrow, Inc.**<br>*Royal Oaks Trade Center*<br>*128 Holiday Court, Suite 125*<br>*Franklin, TN 37067*<br>*(615) 790-3156*<br><br>This instrument prepared upon information furnished by the parties without counsel or advice as to legal consequences or tax-related matters. No title examination or settlement has been performed, and Mid-State Title and Escrow, Inc. shall not be responsible for any matter that could have been resolved by a title examination, settlement or legal and/or tax-related counsel.<br>**This Instrument is to be treated as a Quitclaim Deed under T.C.A. § 67-4-409(a)(4)(F), as amended.** | *STATE OF TENNESSEE]*<br>*COUNTY OF WILLIAMSON]*<br><br>*The actual consideration or value, whichever is greater, for this transfer is $-0-.*<br><br>*Affiant*<br><br>Sworn to and subscribed to before me this 27 day of May 2026.<br><br>*Notary Public*<br>*My commission expires:* 11/14/2028<br><br>CAROLINE CURDO STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY |

**Name and Address of New Owner**:
Beatrice Anne Hageman
8377 Riley Adcock Road
Joelton, TN 37080

Karen Johnson Davidson County
Batch# 1425496 DEEDQC
05/27/2026 11:27:30 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20260527-0048060

**Send Tax Bills To:**
Owner

**Street Address of Subject Property:**
8377 Riley Adcock Road
Joelton, TN 37080

**Parcel ID:**
004 00 0 056.00

## QUITCLAIM DEED

**FOR AND IN CONSIDERATION** of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **Ryan Hageman** hereinafter called "**GRANTOR,**" hereby conveys and quitclaims to **Beatrice Anne Hageman** hereinafter called "**GRANTEE,**" his heirs and assigns, all of his right, title and interest, if any, in and to a certain tract or parcel of land in **Davidson** County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being described according to a survey by J. Bruce Rainey, Surveyor #823, dated 5/27/82, and known as Job No. 82-082 as follows: BEGINNING at a point in the southeasterly margin of Riley Adcock Road, N 31 ° 19' 17" E 229.79 feet to a point; thence N 36° 45' E 23.39 feet to a point□ thence leaving the southeasterly margin of Riley Adcock Road S 81° 38' 20" E 363.96 feet to a point; thence s 43 ° 30' W 277.07 feet to a point; thence N 82 ° 38' 48" W 305.26 feet to the point of beginning, Containing 1.76 acres, more or less.

Being also the same property conveyed to Ray Lee Hageman et ux by Max Vick et ux by deed dated October 7, 1985 of record in deed book 6681, page 153, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Thomas A. Travaglini by quitclaim deed of Ray Lee Hageman and Melinda Hageman of record on Book 9170 Page 936 and then conveyed to Ray Lee Hageman by the same quitclaim deed recorded in Book 9170 Page 937 dated June 26, 1987. Ray Lee Hageman having deceased on February 4, 2025 leaving Beatrice Anne Hageman, Robert Hageman and Ryan Hageman as heirs, as attested to in Affidavit of Heirship recorded in Instrument #20251229-0102812, said Register's Office.

**WITNESS** my hand this 15 day of April, 2026.

Ryan Hageman

**Grantor – Ryan Hageman**

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**STATE OF** Tennessee
**COUNTY OF** Rutherford

Personally appeared before me, the undersigned, a Notary Public in and for said State and County, **Ryan Hageman**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath, acknowledged that they/he/she, the within named bargainor, executed the foregoing instrument for the purposes therein contained.

**WITNESS** my hand and seal at office, this 15 day of April, 2026.

Melina Warren

**NOTARY PUBLIC**

MELISSA WARREN
STATE OF TENNESSEE
NOTARY PUBLIC
RUTHERFORD COUNTY
MY COMMISSION EXPIRES 10-5-2026

**My commission expires:** 10-05-2026

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**True Copy Certification**

I, Yvette Meldrum, 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 4/15, 2026.

Affiant Signature

4/15, 2026

State of Tennessee
County of Williamson

Sworn to and subscribed before me this 15TH day of April 2026.

Carolyn Curdo

Notary's Signature

MY COMMISSION EXPIRES: 11/14/2028

CAROLYN CURDO
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY