THIS INSTRUMENT WAS PREPARED BY:

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Karen Johnson Davidson County
Batch # 1438886 DEEDQC
06/29/2026 10:23:45 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20260629-0058516

ADDRESS NEW OWNER(S):

BILLY CECIL PENTECOST and wife,
GERALDENE PENTECOST
4193 BULL RUN ROAD
ASHLAND CITY, TENNESSEE 37015

SEND TAX BILLS TO:

SAME

PARCEL ID: 05500003600
COUNTY: DAVIDSON

QUITCLAIM DEED

THAT FOR AND IN CONSIDERATION of the sum of Ten and No/1.00 ($10.00) Dollars, cash in hand paid, by the hereinafter named Grantee(s), and love and affection for my wife; and for the intended purpose of creating a tenancy by the entirety; and other good and valuable considerations, the receipt of which is hereby acknowledged, **I, BILLY CECIL PENTECOST, being one and the same person known as Billy C. Pentecost and/or Bill C. Pentecost,** hereinafter called the Grantor(s), does hereby **CONVEY, TRANSFER, REMISE, RELEASE, RELINQUISH, AND QUITCLAIM** unto the Grantee(s), **BILLY CECIL PENTECOST and wife, GERALDENE PENTECOST**, Grantee's successors and assigns, as tenancy by the entirety, all Grantor's right, title, and interest, in and to the following described real estate situated in **Davidson County**, State of Tennessee, respectfully, described as follows, to-wit:

A certain lot or parcel of land in said County, described as follows: Beginning at a point in the center of Bullrun Creek at the southwest corner of the School lot conveyed to School Directors of the 25th District by deed of B. G. Hampton and wife, and runs thence with the line of said School lot south 82 1/2° east 13 poles to a stone the southeast corner of said School lot; thence south 26 1/2° west 13 poles to a stone; thence north 82 1/2° west 13 poles to the center of Bullrun Creek; thence up said Creek North 26 1/2° east 13 polos to the beginning, containing one acre, more or less.

Being the same property conveyed to Cecil I Pentecost and wife, Margaret Rozella Pentecost from L. E. Young, R. C. Galleher, and R. L. Young, Trustees of Strickland Church of Christ of record in Instrument #: DB-00002090 0000209, Register of Deed's Office for Davidson County, Tennessee. Cecil I. Pentecost, having died on April 19, 1974, and thereby leaving said real property to Margaret Rozella Pentecost by tenants by the entirety; henceforth, Margaret Rozella Pentecost having died on October 13, 2011 leaving as her only heir, Billy Cecil Pentecost, being one and the same person known as

Billy C. Pentecost and/or Bill C. Pentecost. Billy Cecil Pentecost submitted the last will and testament of Margaret Rozella Pentecost to the Circuit Court of Davidson County, Tennessee (Probate Division) under docket number: 26P903 on May 13, 2026 for purposes of muniment of title; henceforth, the Circuit Court of Davidson County, Tennessee (Probate Division) under docket number: 26P903, approved said filing and issue an order setting forth such and issued certified copies of the Last Will and Testament of Margaret Rozella Pentecost as recorded of record under Instrument #: 20260624-0056947 in the Davidson County Register of Deeds; as well as, the certified order for muniment of title as recorded of record underin Instrument #: 20260624-0056947 in the Davidson County Register of Deeds in Instrument #: 20260624-0056946. Billy Cecil Pentecost is currently married to Geraldene Pentecost.

This description is the same as the previous deed of record. This deed is prepared without the benefit of a title search; additionally, a title search has not been performed nor has there been a title opinion given in regards to this property transfer.

This is improved property known as: 4205 Bull Run Road, Ashland City, Tennessee 37015.

IN TESTIMONY AND WITNESS WHEREOF, the Grantor(s) herein have hereunto set **their** signatures and executed this instrument, on this the 26 **th** day of **June 2026.**

Billy Cecil Pentecost

BILLY CECIL PENTECOST, GRANTOR

STATE OF TENNESSEE)
COUNTY OF CHEATHAM)

Before me, the undersigned authority, a Notary Public of the State and County mentioned, personally appeared Billy Cecil Pentecost, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged themselves to be the within name bargainor(s) / Grantor(s), and that they, executed the foregoing instrument for the purpose therein contained, by signing their name. Billy Cecil Pentecost is currently married to Geraldene Pentecost. Billy Cecil Pentecost would further show that that Billy Cecil Pentecost, being one and the same person known as Billy C. Pentecost and/or Bill C. Pentecost.

Terri Lockert

Notary Public **My Commission Expires: 03/10, 20 30**

TERRI LOCKERT
TENNESSEE NOTARY PUBLIC
COUNTY OF CHEATHAM

STATE OF TENNESSEE)
COUNTY OF CHEATHAM)

As required by *Tennessee Code Annotated Section 67-4-409 a(4) and (a)(6)(A)* the undersigned being Grantee, Grantee's agent, or a trustee acting for Grantee, after first being duly sworn, makes oath that the actual consideration for this transfer or the value of the property transferred, whichever is greater, is ZERO DOLLARS ($000.00).

Billy Cecil Pentecost

BILLY CECIL PENTECOST, AFFIANT

Geraldene Pentecost

GERALDENE PENTECOST, AFFIANT

Sworn to and subscribed before me, this 26 th day of June 2026.

Terri Lockert

Notary Public **My Commission Expires: 03/10, 20 30**

TERRI LOCKERT
TENNESSEE NOTARY PUBLIC
COUNTY OF CHEATHAM