Karen Johnson Davidson County
Batch# 1459035 DEEDQC
08/12/2026 12:07:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20260812-0074722

KARA J. KRANTZ
STATE OF TENNESSEE NOTARY PUBLIC
CHEATHAM COUNTY

STATE OF TENNESSEE }
COUNTY OF Cheatham }

THE ACTUAL CONSIDERATION, FOR THIS TRANSFER IS $0.00

Melissa Spurlock
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE, THIS THE 10th DAY OF Aug., 2026.

Kara Krantz
NOTARY PUBLIC

My Commission expires: 2-10-2029

Prepared by:
L. Broner McCoy
Attorney at Law
102 North Main Street
Ashland City, TN 37015
File No. 26070062

Address of New Owner	Send Tax Bills To:	Tax Information:
William Spurlock and Melissa Spurlock 4327 Pecan Valley Road Nashville, TN 37218	Same	056-00-0-026.00

QUITCLAIM DEED

THIS QUITCLAIM DEED is made this 10th day of Aug., 2026, for good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, **Randy D. Ward and wife, Barbara G. Ward,** Grantors, do hereby, convey, remise, release and forever quitclaim unto **William Spurlock and Melissa Spurlock, Husband and Wife,** Grantees, their heirs, successors and/or assigns, their entire right, title, and interest in and to a certain parcel of land in Davidson County, Tennessee, described as follows:

Land located in the 13th formerly the 25th Civil District of Davidson County, Tennessee, described according to a survey made by John Setters, October 1946, as follows:

Beginning at a point in the southerly margin of Back Creek at the southwest corner of the property conveyed to Raymond Brooks by deed from H. L. Randall et ux, of record in Book 1390, Page 642, said Register's Office; thence, with Brooks' west line, North 21-1/2 degrees West 1062 feet to an iron pin; thence South 64-1/2 degrees West 218.9 feet to a point; thence South 21-1/2 degrees East 1060 feet to a point in the south margin of Back Creek; thence with the margin of the same, North 64-3/4 degrees East 218.9 feet to the point of beginning.

Being the same property conveyed to Randy D. Ward and wife, Barbara G. Ward, by Warranty Deed from Mary Frances Reasonover Pate, a single person, dated 10/10/1985 and recorded on 10/14/1985 at Book 6681, Page 260, Register's Office for Davidson County, Tennessee.

This is property generally located:
4327 Pecan Valley Road, Nashville, TN 37218

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

THIS QUITCLAIM DEED IS PREPARED WITHOUT THE BENEFIT OF SURVEY.

THIS QUITCLAIM DEED IS PREPARED WITHOUT TITLE EXAMINATIONS.

IN WITNESS WHEREOF, **Randy D. Ward and Barbara G. Ward** have caused this instrument to be executed, this the 10th day of Aug., 2026.

Randy D. Ward

Randy D. Ward

Barbara G. Ward

Barbara G. Ward

STATE OF TN
COUNTY OF Cheatham

Before me, the undersigned, a Notary Public in and for said State and County, personally appeared, **Randy D. Ward and Barbara G. Ward,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, acknowledged that he/she/they executed the within instrument for the purposes therein contained.

This the 10th day of Aug., 2026.

KARA J. KRANTZ
STATE OF TENNESSEE NOTARY PUBLIC
CHEATHAM COUNTY

Kara Krantz

NOTARY PUBLIC
My Commission expires: 2-10-2029

True Copy Certification

As required under T.C.A §66-24-101(d)(3) et seq.

I, **L. Broner McCoy**, 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 8/10/2026 (date of document).

L. Broner McCoy
Date: 8/10/2026

STATE OF TENNESSEE
COUNTY OF CHEATHAM

Sworn to and subscribed before me this the 10th day of Aug., 2026.

NOTARY PUBLIC
My Commission expires: 2-10-2029

KARA J. KRANTZ
STATE OF TENNESSEE NOTARY PUBLIC
CHEATHAM COUNTY