THIS INSTRUMENT WAS PREPARED BY:
Lamar Moore, Attorney at Law
107A Public Square, Suite 130
Lebanon, Tennessee 37087
615.358.9380

AFTER RECORDING, PLEASE RETURN DOCUMENT AND TAX STATEMENTS TO:
JANICE K. FOX REVOCABLE LIVING TRUST
1303 HADLEY AVE
OLD HICKORY, TENNESSEE 37138

PREPARER'S DISCLAIMER: This instrument is prepared based on information provided by the parties named herein. The service provided is limited to the preparation of this instrument in recordable form only. No title examination or other inspection was requested by the parties or performed by the preparer of this instrument. No guarantee or opinion regarding the state of title to the subject property or otherwise is given by the preparer of this instrument to the parties. Further, no legal or tax advice has been requested or provided regarding the legal significance or ramifications regarding the use of this instrument.

QUITCLAIM DEED

Address of New Owner:	Send Tax Bills To:	Map & Parcel Number:
JANICE K. FOX Revocable Living Trust 1303 HADLEY AVE OLD HICKORY, TN 37138	Same as Grantee	053 03 0 169.00

This Quitclaim Deed (the "Deed") is made effective this 25 day of August, 2026 (the "Effective Date") between **Janice Fox, an unmarried woman** (the "Grantor") and **the JANICE K. FOX Revocable Living Trust dated August 25, 2026** (the "Grantee").

WITNESSETH, that the Grantor, for and in consideration of the sum of $10.00 (United States Dollars) and other good and valuable consideration, to it in hand paid by Grantee, the receipt whereof is hereby acknowledged, does hereby quitclaim, convey and release unto Grantee all interest Grantor has, if any, in the real property (the "Property") located in Davidson County, Tennessee, and more particularly described as follows:

BEING Lot No. 235, on the Plan of Section B, Village of Old Hickory, as shown on plat of record in Plat Book 1424, Page 67, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to Wilburn E. Young Jr., unmarried by Warranty Deed dated June 15, 2005 from Margaret Marie Tootle, unmarried as recorded in Instrument 20050620-0070455, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Janice Fox, an unmarried woman, by Warranty Deed from Wilburn E. Young Jr., unmarried man, in Record Book **Instrument No. 20080204-0011103**, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing taxes, easements, restrictions, covenants and other matters as shown of record.

This is property known as **1303 HADLEY AVE, OLD HICKORY, TN 37138**, and is an improved property.

Karen Johnson Davidson County
Batch# 1465292 DEEDQC
08/31/2026 09:32:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20260831-0080229

Witness my hand this 25 day of August, 2026.

Janice Fox, Grantor

STATE OF TENNESSEE
COUNTY OF Wilson

On this day, personally appeared before me, Janice Fox, to me known to be the persons described in and who executed the within instrument, and acknowledged that they signed the same as their voluntary act and deed, for the uses and purposes mentioned therein. Witness my hand and official seal hereto affixed on this 25 day of August, 2026.

Notary Public

My Commission Expires: 10/28/28

LAMAR MOORE
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

STATE OF TENNESSEE
COUNTY OF Wilson

THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $0.00.

Affiant

SWORN AND SUBSCRIBED TO BEFORE ME, this 25 day of August, 2026.

Notary Public:

My Commission Expires: 10/28/28

LAMAR MOORE
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

Certificate of Authenticity

I, Lamar Moore, 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 8/25/26.

Date

Affiant Signature

8/25/26
Date

State of TN

County of Wilson

Sworn to and subscribed before me this 25 day of August, 2026.

Taylor Moore
Notary's Signature

My Commission Expires: 8/31/27
Date

Notary's Seal (if on paper)

