Karen Johnson Davidson County
Batch# 640278 DEEDWARR
05/19/2021 03:05:30 PM 3 pgs
Fees: $18.00 Taxes: $2,564.10
20210519-0068162

This instrument prepared by:
Midtown Title, LLC
1704 Charlotte Avenue
Suite 105
Nashville, TN 37203
File Number: 1-10439-RR

STATE OF TENNESSEE
COUNTY OF Williamson

The actual consideration or value, whichever is greater, for this transfer is $693,000.00

Affiant

A. SCOTT HUBBARD
TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

Subscribed and sworn to before me, this the 18th day of May, 2021.

Notary Public
My Commission Expires: 11/5/24

Address New Owner(s)	Send Tax Bills To:	Map-Parcel Number(s)
Travis James Smith and Casey Lynn Gymrek 413 WF Rust Court Nashville, TN 37221	new owner	128-10-0A-059.00-CO

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, I/we, **Carlos L. Williams, Successor Trustee of The Williams Family Revocable Living Trust dated August 17, 2011**, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto **Travis James Smith and Casey Lynn Gymrek, husband and wife**, hereinafter called the Grantee(s), his/her/their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 44 on the Plan of Section 2, Pine Forest of record in Plat Book 11700, Page (s) 3 through 6, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Elease S. Williams, Trustee of The Williams Family Revocable Living Trust under Agreement dated August 17, 2011 by Warranty deed from Kelly D. Lomax and wife, Melinda A. Lomax of record in Instrument No. 20171211-0125793 Register's Office for Davidson County, Tennessee, dated November 30, 2017 and recorded on December 11, 2017.

Elease S. Williams died on February 18, 2019 leaving Charles E. Williams as sole Trustee of The Williams Family Revocable Living Trust under Agreement dated August 17, 2011. Said Charles E. Williams died March 23, 2019, leaving Carlos L. Williams and Elease M. Jenkins as Successor Co-Trustees. Elease M. Jenkins having resigned as Successor Co-Trustee per Resignation of Successor Trustee Certificate dated May 13, 2021, making Carlos L. Williams the sole Successor Trustee.

This is improved property located at: **413 WF Rust Court, Nashville, TN 37221**

This conveyance is made subject to 1) Property taxes for the year 2021 a lien not yet due and payable. Said taxes have been prorated between the parties as of the date of this instrument, with the Grantor paying their prorated share thereof to the Grantee who will be responsible for payment of said taxes; 2) all applicable zoning ordinances; 3) utility, sewer, drainage and other easements of record; 4) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record; 5) building restrictions; and 6) other matters of public record.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 18th day of May, 2021.

GRANTOR:

The Williams Family Revocable Living Trust dated August 17, 2011

By: Carl L Williams Successor Trustee 5/18/21
Carlos L. Williams, Successor Trustee

STATE OF TENNESSEE
COUNTY OF Davidson

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Carlos L. Williams, Trustee the within named bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she/they is the Trustee of Carlos L. Williams, Trustee of The Williams Family Revocable Living Trust dated August 17, 2011, the maker, and is authorized by the maker to execute the foregoing instrument for the purposes therein contained.

WITNESS my hand and seal at office this 18th day of May, 2021.

Jim Myers
Notary Public
My Commission expires: 11-6-2024

JIM MYERS
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY

202105190068162

True Copy Certification

I, Russell J. McCann, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of Tennessee

County of Williamson

Personally appeared before me, Alicia Hamilton, a notary public for this county and state, Russell J. McCann who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: _____

Notary' Seal

ALICIA R HAMILTON
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

MY COMMISSION EXPIRES:
JULY 26, 2021