WARRANTY DEED

Karen Johnson Davidson County
Batch# 705498 DEEDWARR
08/26/2021 01:23:52 PM 2 pgs
Fees: $13.00 Taxes: $2,312.50

20210826-0115480

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $625,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 30TH DAY OF JULY, 2021.

Notary Public

MY COMMISSION EXPIRES: 07/09/24

(AFFIX SEAL)

DANA DELWORTH NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY My Commission Expires 07-09-2024

THIS INSTRUMENT WAS PREPARED BY
Sidwell & Barrett, PC
Stewart Title Company Tennessee Division, 121 1st Ave S, Ste 200, Franklin, TN 37064-6300

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Vastland Northcrest Development, LLC	Vastland Northcrest Development, LLC	07500015800
(NAME)	(NAME)	
1720 West End Avenue, Ste 600	1720 West End Avenue, Ste 600	075000159.00
(ADDRESS)	(ADDRESS)	
Nashville, TN 37203	Nashville, TN 37203	075000046.00
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of ten dollars, cash in hand paid by the hereinafter named GRANTEE(S), and other good and valuable considerations, the receipt of which is hereby acknowledged, I/we **Jerry L. Batson and wife, Linda F. Batson**, hereinafter called the GRANTOR(S), has/have bargained and sold, and by these presents do transfer and convey unto **Vastland Northcrest Development, LLC**, hereinafter called the GRANTEE(S), his/her/their 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 Nos. 1, 2 and 3 on the Plan of Norvell Subdivision of record in Plat Book 7900, Page 382, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Return to:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212
FILE #: 0-HOM-21-4226

unimproved ☐

This is improved ☒ 4224 Andrew Jackson Parkway, Hermitage, TN 37076
4226 Andrew Jackson Parkway, Hermitage, TN 37076
4230 Andrew Jackson Parkway, Hermitage, TN 37076

(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE(S), his/her/their assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), his/her/their assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Effective the 30th day of July, 2021.

Jerry L. Batson

Linda F. Batson

State of TENNESSEE
County of WILSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Jerry L. Batson and Linda F. Batson**, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the person(s) described herein, and who acknowledge that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and Official seal this 30th day of July, 2021.

Notary Public

My Commission Expires: 3.8.2023

TRACEY TRUMPHOUR
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

RETURN TO:
Stewart Title Company Tennessee Division
13026 Lebanon Road, Ste 100
Mount Juliet, TN 37122

File No.: 841992
Warranty Deed TN