WARRANTY DEED

Karen Johnson Davidson County
Batch# 712865 **DEEDWARR**
09/10/2021 11:51:39 AM 2 pgs
Fees: $13.00 Taxes: $684.50

20210910-0121518

B-ELAM-21-1718

JOSEPH WHITE
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $185,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8th DAY OF SEPTEMBER, 2021.

Notary Public

MY COMMISSION EXPIRES: 4/27/2025
(AFFIX SEAL)

RETURN TO:
PREMIER ESCROW, LLC
4301 HILLSBORO PIKE, STE 300
NASHVILLE, TN 37215

BOX 10-A

THIS INSTRUMENT WAS PREPARED BY
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Daphne D. Larkin and Stephanie M. Mcelvy as Trustees of DLSM Family Trust, dated May 8, 2017 and Rob Wilson	Same as new owner	
(NAME)	(NAME)	**080-04-0-057.00**
6412 Bresslyn Rd		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37205		
(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 consideration, the receipt of which is hereby acknowledged, **THOMAS D. ARRINGTON AND WIFE, DOROTHIA S. ARRINGTON,** hereinafter called the Grantor(s), has/have bargained and sold, and by these presents do/does transfer and convey unto **DAPHNE D. LARKIN AND STEPHANIE M. MCELVY AS TRUSTEES OF DLSM FAMILY TRUST, DATED MAY 8, 2017 AND ROB WILSON,** hereinafter called the Grantee(s), his/her/its/their heirs, successors and assigns, that certain tract or parcel of land in **DAVIDSON** COUNTY, STATE OF **TENNESSEE**, described as follows, to wit:

Being Lot No. 8 on the plan of the resubdivision of Lot Nos. 1 to 8, inclusive, of Block 2 on the map showing G. T. Sheegog's Subdivision at Bordeaux in the 13th, formerly the 23rd Civil District of Davidson County, Tennessee, said resubdivision being unrecorded.

Beginning in the center of Asylum Road (now known as County Hospital Road), 390 feet Southwesterly from a point opposite the center of Doak Avenue; thence Southerly 36 1/2 degrees West with the center of said Road, 50 feet; thence East 250 feet, more or less, to the common corner of Lots 8 and 9 on the plan of said resubdivision; thence Northerly 36 1/2 degrees East 50 feet to the common corner of Lots 7 and 8, on the plan of said resubdivision; and thence West 250 feet, more or less, to the beginning.

Being the same property conveyed to Thomas D. Arrington and wife, Dorothia S. Arrington, by Warranty Deed from Edweene H. Arrington (widow) of record in Book 5442, Page 918, Register's Office for Davidson County, Tennessee, dated May 11, 1979 and recorded on May 31, 1979.

This conveyance is subject to:
- Taxes for the year 2021, a lien not yet due and payable.
- Any and all existing easements and restrictions as shown of record not stated herein

This is **improved** property known as: **1718 County Hospital Road, Nashville, Tennessee 37218**.

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), their heirs and 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), their heirs and 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.

Witness my/our hand(s) this the 8th DAY OF SEPTEMBER, 2021.

Thomas D. Arrington by Dorothia Arrington, Attorney in Fact

Thomas D. Arrington by Dorothia Arrington, Attorney in Fact

Dorothia S. Arrington

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, DOROTHIA ARRINGTON, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of THOMAS D. ARRINGTON, and who acknowledged he/she/they executed the same as the free act and deed of the said THOMAS D. ARRINGTON.

Witness my hand and official seal, this the 8th of September, 2021.

Notary Public
My Commission Expires: 03/07/2023
(SEAL)

WILLIAM E. GRONES
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 03/07/2023
DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, DOROTHIA S. ARRINGTON, the within named bargainor, 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.

Witness my hand and official seal, this the 8th of September, 2021.

Notary Public
My Commission Expires: 03/07/2023
(SEAL)

WILLIAM E. GRONES
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 03/07/2023
DAVIDSON COUNTY

RETURN TO:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212