1704 Charlotte Avenue, #105
Nashville, TN. 37203
File No. 1-14087-AP

This Instrument Prepared by and Return to:
Bell & Alexander Title Services, Inc.
8110 Isabella Lane, 2nd Floor
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater is $480.000.00.

Affiant

Subscribed and sworn before me this the 15th day of October, 2021.

Notary Public
My commission expires: 3-6-2024

RACHEL MARIE COLLINS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF CHEATHAM

Karen Johnson Davidson County
Batch# 744435 DEEDWARR
10/26/2021 03:28:30 PM 3 pgs
Fees: $18.00 Taxes: $1,776.00
20211026-0143936

WARRANTY DEED

Address of New Owner:	Send Tax Bill to:	Tax Information:
David Carpenter 134 Carriage Ct Brentwood, TN 37027	LENDER JP Morgan Chase Bank 700 Kansas Ln. Monroe, LA 71203	171-03-0B-158.00 CO

For and in consideration of the sum of ten and no/100 dollars ($10.00), cash in hand paid by the hereinafter Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, ALDRIDGE INVESTMENTS, LLC, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to DAVID CARPENTER AND SAVANNAH CARPENTER, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land, together with all tenements, hereditaments and appurtenances thereto located in Davidson County, State of Tennessee, described as follows:

Certain real property situate in Davidson County, Tennessee, and described as follows, to-wit:

Being Unit No. 18 on the Plan on Phase Two Section Five, "Carriage Homes of Fredericksburg" Townhomes of Fredericksburg as shown on plat of record in Plat book 9700, page 578 as revised in Instrument No. 20000804-0077800, Register's Office for Davidson County, Tennessee to which record reference is hereby made for a more particular description thereof.

Being the same property conveyed to Aldridge Investments, LLC from Music City Holdings, LLC by Warranty Deed dated June 30, 2021 of record in Instrument No. 20210708-0091823, Register's Office of Davidson County, Tennessee.

And being the same property conveyed to Music City Holdings, LLC, a Texas Limited Liability Company by Warranty Deed from Michael O. Stapp, dated June 30, 2021, of record in Instrument No. 20210702-0089773, Register's Office for Davidson County, Tennessee.

And being the same property conveyed to Michael O. Stapp by Deed from Jeff Mayfield and Kristen D. Mayfield dated May 28, 2004 and filed of record in Instrument No. 20040603-0064958, Register's Office for Davidson County, Tennessee.

Being also known as 134 Carriage Court, Brentwood, TN 37027.

Subject to all Easements and Restrictions of record.

THIS IS UNIMPROVED PROPERTY KNOWN AS 134 Carriage Ct, Brentwood, TN 37027.

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, successors and/or assigns, forever. Grantors covenant with Grantees that Grantors 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to said Grantees, their successors, 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.

EZ4

Witness my hand this the 15th day of October, 2021.

Aldridge Investments, LLC a Tennessee Limited Liability Company

BY: Esther Louise Frost member
Ester Louise Frost, Member

Aldridge Investments, LLC a Tennessee Limited Liability Company

BY: _____ member
Christopher Aldridge Butterick, Member

STATE OF Tennessee
COUNTY OF Williamson

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Esther Louise Frost & Christopher Aldridge Butterick with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who upon their oath acknowledged themselves to be the members of the within named bargainor, a LLC, and that they as such members, executed the foregoing instrument for the purposes therein contained by signing the name of the LLC by the said ~~member~~ Jee as such members Esther Louise Frost & Christopher Aldridge Butterick.

Witness my hand and official seal this 15th day of October, _____.

My Commission Expires:

7/9/2024

Notary Public

JOHN C. ELROD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

- **The text of a certification of an electronic document must be in the following form.**

I, Kirsten Virden, **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 electric document is a true and exact copy of the original document executed and authenticated according to law on 10/15/2021 **(date of document).**

Kirsten Virden

Affiant Signature

Date: 10/15/2021

State of Tennessee

County of Davidson

Sworn to and subscribed before me this 15 **day of** October **,** 2021 **.**

Rachel Marie Collins

Notary Signature

MY COMMISSION EXPIRES: 3.6.2024

Notary's Seal (if on paper)

RACHEL MARIE COLLINS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF CHEATHAM