Karen Johnson Davidson County
Batch# 839863 DEEDWARR
04/14/2022 11:42:30 AM 3 pgs
Fees: $18.00 Taxes: $111.00
20220414-0043486

WARRANTY DEED

ELIZA WHITFIELD
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMM. EXPIRES MAY 5, 2025

STATE OF Tennessee
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $30,000.00

Carmen Coats
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS 7th DAY OF April, 2022.

Eliza Whitfield
Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Providence Title, LLC, 25 Century Blvd, Suite 402, Nashville, TN 37214

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
William E Worrall II & Jim E Gregory	William E Worrall II & Jim E Gregory	
(NAME)	(NAME)	
1000 Glenview Dr	1000 Glenview Dr	048-00-0-079.00
(ADDRESS)	(ADDRESS)	
Nashville, TN 37206	Nashville, TN 37206	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, **David A. Majors** , HEREINAFTER CALLED THE GRANTOR(S), HAS BARGAINED AND SOLD, AND BY THESE PRESENTS DOES TRANSFER AND CONVEY UNTO **William E. Worrall II and spouse, Jim E. Gregory**, HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson, COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in the 14th Civil District of Davidson County, Tennessee, being Tract No. 6 on the Plan of part of the Phil Compton Lands and described according to a plan thereof made by Cantrell & Morrison, Engineers, dated June 18, 1962, as follows: Beginning at a point in the center line of Vester Road at the most Southerly corner of the property conveyed to William H. Thompson, Jr., and wife by deed from Clarence P. Compton and wife of record in Book 3402, page 251, thence with the center of Vester Road, North 24 degrees 51 minutes West 14.4 feet to a point; thence North 0 degrees 21 minutes West 113.6 feet to a point, thence North 9 degrees 40 minutes West 95 feet to a point; thence North 29 degrees 56 minutes East 103.7 feet to a point, the Southwest corner of Tract No. 5 on the said Plan; thence with the line between Tract Nos. 5 and 6, Easterly 160 feet, more or less, to a point; thence South 34 degrees 22 minutes West 60 feet, more or less, to a point; thence South 35 degrees 52 minutes West 205.4 feet to the point of beginning.

Being the same property conveyed to Edward Vanderpool and wife, Annie M. Vanderpool by Installment deed from Houston Ray Steely and wife, Merle Steely of record in Book 5747, page 200, Register's Office for Davidson County, Tennessee, dated May 09, 1981 and recorded on May 20, 1981. (Value or consideration shown in aforementioned deed $20,000.00.),

Being the same property conveyed to David A. Majors by Final Decree of Confirming Sale from Cristi Scott, Clerk and Master of record in Instrument No. 20120828-0077666 Register's Office for Davidson County, Tennessee, dated July 30, 2012 and recorded on August 28, 2012.

Grantor warrants that this property has not been used as his primary residence.

This conveyance is subject to all easements, restrictive covenants and conditions including those located in the Register's Office of Davidson County, TN, and all other matters of record, including all items set out on any applicable plat of record.

unimproved
This is improved x property, known as 4123 Vester Rd. Whites Creek, TN 37189
(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 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. 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 hand this 6th day of April, 2022.

David A. Majors

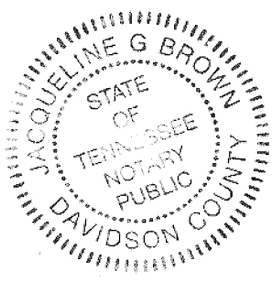
STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me a Notary Public in and for said State and County, duly commissioned and qualified, **David A. Majors** , with whom I am personally acquainted, or proved to me to be on the basis of satisfactory proof, and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at office this 6th day of April, 2022.

Notary Public

My Commission Expires: 11/3/25



Tennessee Certification of Electronic Document

I, Steven T. Morris, 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 04/08/2022 ____ (date of document).

Affiant Signature

04/08/2022
Date

State of TN

County of DAVIDSON

Sworn to and subscribed before me this 8 day of April, 2022.

Notary's Signature

ELIZA WHITFIELD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON
MY COMMISSION EXPIRES MAY 5, 2025
NOTARY'S SEAL

MY COMMISSION EXPIRES: 5-5-2025