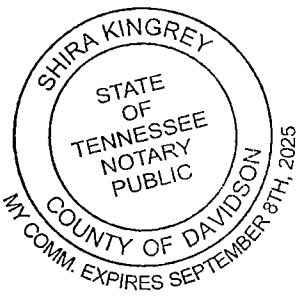
Prepared by:
Record and Return To:
Chapman and Rosenthal Title, Inc
10 Burton Hills Blvd., Suite 130
Nashville, TN 37215



(Notary Stamp)

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $2,150,000.00.

Affiant

Subscribed and sworn to before me, this 15 day of June, 2022.

Notary Public

My commission expires:

Karen Johnson Davidson County
Batch# 872600 **DEEDWARR**
06/16/2022 10:56:03 AM 2 pgs
Fees: $13.00 Taxes: $7,955.00

20220616-0068971

THIS INSTRUMENT PREPARED BY:
Keith H. Solomon, Attorney
Lenders Title Company
4025 Hillsboro Pike, Suite 601, Nashville, TN 37215

WARRANTY DEED

Address of New Owner	Send Tax Bills To	Map-Parcel Number
William B. Dunn and Rebecca Dunn	NEW OWNER	**117-02-0-098.00**
2402 Sterling Rd		
Nashville, TN 37215		

FOR AND IN CONSIDERATION of the sum of Ten dollars ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, I,

Susan Lyell, Trustee of the New Life Trust dated September 26, 2019

(hereinafter called the "Grantor"), have bargained and sold, and by these presents do transfer and convey unto

William B. Dunn and Rebecca Dunn, husband and wife

(hereinafter called the "Grantee"), their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

BEING Lot No. 7 of Block 7 on the Plan of Plan of Stokes Tract of record in Plat Book 974, Page 24, 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 Susan Lyell, Trustee of the New Life Trust by Warranty deed from Joel Jacobson, Trustee of The Burlingame Trust of record as Instrument No. 20191029-011098, Register's Office for Davidson County, Tennessee.

This is improved property known as **2402 Sterling Rd, Nashville, TN 37215.**

TO HAVE AND TO HOLD the said tract of parcel of land, together with any and all appurtenances, estate, title and interest thereto belonging to the said Grantee, their heirs and assigns, forever.

GRANTOR COVENANTS with the said Grantee that it is lawfully seized and possessed of said land in fee simple, has a good right to convey it and the same is unencumbered, except as follows:

1. Real estate taxes for the current year, which have been prorated between the parties herein and assumed by the Grantee.

2. Matters, if any, shown on any applicable Plan of record in the Register's Office for Davidson County, Tennessee.

3. Covenants, conditions, restrictions, reservations and easements, if any, contained in former instruments of record pertaining to subject property.

GRANTOR FURTHER COVENANTS and binds himself, his heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, his 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.

IN WITNESS WHEREOF the Grantor has hereunto executed this instrument on this the 14 day of June, 2022.

New Life Trust dated September 26, 2019

By: Susan Lyell

Susan Lyell, Trustee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said State and County, Susan Lyell, to me known (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that she is Trustee of the New Life Trust dated September 26, 2019 and that as Trustee she is authorized by the Trust to execute the within instrument as its Trustee and further acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 14 day of June, 2022.

Notary Public
My Commission Expires: 8-20-2023

JOHN W. BISHOP
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

LTC File No. 22-000648-528