Prepared By
Recording Requested by and
When Recorded Return to:

Denise M. Carroll, Trustee
8064 Warbler Way
Brentwood, TN 37027

Karen Johnson Davidson County
Batch# 921291 DEEDWARR
09/26/2022 10:22:03 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20220926-0106169

Mail Tax Statements to:

Denise M. Carroll, Trustee
8064 Warbler Way
Brentwood, TN 37027

(above space for Recorder's use only)

Map Parcel Number: 181110D01300CO

WARRANTY DEED

(There is no consideration for this transfer; this is an exempt transfer to a revocable trust)

The GRANTOR, **DENISE MARLENE CARROLL, an unmarried woman,** whose address is 8064 Warbler Way, Brentwood, TN, for no consideration, hereby grants, bargains, sells, conveys and warrants to GRANTEE, **DENISE M. CARROLL, AS TRUSTEE, OR ANY SUCCESSOR TRUSTEE, OF THE DENISE M. CARROLL TRUST, DATED DECEMBER 6, 2013,** and created by **DENISE M. CARROLL**, as Settlor, whose address is 8064 Warbler Way, Brentwood, TN 37027, the following described real property situated in the County of Davidson, State of Tennessee, to wit:

LAND IN DAVIDSON COUNTY TENNESSEE, BEING LOT NO. 13 ON THE PLAN OF FINAL PLAT, THE HILL PROPERTY, PHASE 1A, OF RECORD IN INSTRUMENT NO. 20210728-0101347, AS CORRECTED BY SURVEYOR'S CERTIFICATE OF CORRECTION IN INSTRUMENT NO. 20220218-0019313, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION

BEING PART OF THE SAME PROPERTY CONVEYED TO NVR, INC, A VIRGINIA CORPORATION T/A RYAN HOMES, BY DEED FROM GREEN TRAILS, LLC, DATED FEBRUARY 14, 2022, OF RECORD IN INSTRUMENT NO. 20220217-0018382, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

Current Source of Title
#20220613-0066850

Subject to existing taxes, assessments, liens, encumbrances, covenants, conditions, restrictions, rights of way and easements of record, the Grantor hereby covenants with the Grantee that Grantor has not made, done, executed, allowed or suffered any act, instrument or thing whatsoever whereby said land, or any part thereof, now or at any time hereafter shall be charged or encumbered in any manner whatsoever; and Grantor does further covenant and bind herself, her successors and representatives, to warrant and forever defend the title to said land to said Grantee, her successors and assigns, against all lawful claims whatsoever.

WITNESS my hand this 25th day of September, 2022.

Denise Marlene Carroll

DENISE MARLENE CARROLL

STATE OF TENNESSEE
COUNTY OF Davidson

On September 25th, 2022, before me, Mehul Asthana, Notary Public in and for said State, personally appeared DENISE MARLENE CARROLL, who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that she executed the same in her authorized capacity, and that by her signature on the instrument, the person, or the entity upon behalf of which the person acted, executed the instrument.

I certify under penalty of perjury under the laws of the State of Tennessee, that the foregoing is true and correct.

WITNESS my hand and official seal.

Mehul Asthana

My commission expires: 07/09/2024

MEHUL ASTHANA
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 07/09/2024

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