THIS INSTRUMENT PREPARED BY: **Chapman & Rosenthal Title, Inc.** **10 Burton Hills Blvd, Ste 130** **Nashville, TN 37215** **CRT File No. 221042840** Karen Johnson Davidson County Batch# 940505 DEEDWARR 11/14/2022 10:05:01 AM 2 pgs Fees: $13.00 Taxes: $3,330.00 20221114-0121069	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration or value, whichever is greater, for this transfer is: $900,000.00 Affiant Subscribed and sworn to before me, this 10th day of November, 2022. Notary Public My Commission Expires:

SEZEN YILMAZ
NOTARY PUBLIC
STATE OF TENNESSEE
DAVIDSON COUNTY
MY COMMISSION EXPIRES SEPTEMBER 08, 2025

WARRANTY DEED

Address New Owner: Stephen Church, Trustee 2209 Crestmoor Road Suite 100 Nashville, TN 37215	Send Tax Bills To: New Owner	Tax Information: Tax Parcel ID No. 132-01-0-105.00

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Myles E. Thomas, unmarried** ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **Stephen Church, Trustee of the 8GCO Revocable Living Trust dated July 21, 2014**, ("Grantee"), his successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described as follows:

Land in Davidson County, Tennessee, being Lot(s) 99, as shown on the map entitled Plan of Rolling Meadows, of record in Plat Book 1424, pages 98 and 99, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate property description.

Being the same property conveyed to MYLES E. THOMAS AND WIFE, JULIE M. THOMAS, by deed from RUBY E. MCKEE RIVES, of record in Book 5648, page 417 , dated August 29, 1980 , said Register's Office.

Julie M. Thomas having since died on March 9, 2022 and said property having conveyed to Myles E. Thomas upon her death.

This Conveyance is subject to the matters set forth below, if any, as well as any and all zoning regulations, building restrictions, setback lines, conditions, covenants, and restrictions (as may be amended or supplemented), all easements, utility easements or rights of ways for public utilities that appear in the appropriate public record.

General or special taxes and assessments required to be paid in the year 2022 and subsequent years for Map-Par. 132-01-0-105.00.

Matters shown on the Plan of record in Plat Book 1424, pages 98-99, said Register's Office.

This is improved property located at 4032 General Bate Drive Nashville TN 37204

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantees, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except for current taxes, and restrictions and easements of record. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantees, its successors, heirs and assigns against the lawful claims of all persons whatsoever.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 10th day of November, 2022.

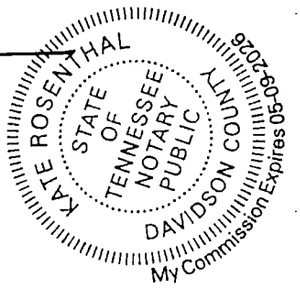
Myles E. Thomas

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, Myles E. Thomas, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 10th day of November, 2022.

Notary Public



My Commission Expires: _____