Karen Johnson Davidson County
Batch# 950592 DEEDWARR
12/12/2022 02:00:30 PM 3 pgs
Fees: $18.00 Taxes: $1,813.00
20221212-0128967

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

DIANA K GALL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF Williamson

Actual consideration or value, whichever is greater is $490,000.00.

Affiant

Subscribed and sworn before me this the 9th day of December, 2022.

Notary Public
My commission expires: 9-6-26

WARRANTY DEED

Address of New Owner:	Send Tax Bill to:	Tax Information:
WLC Construction LLC	The Farmers Bank	090-15-0 118.00
542 A & B Starliner Drive	515 Hwy 76	
Nashville, TN 37209	White House, TN 37188	

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, ELLIOTT DEVELOPMENT, LLC, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to WLC CONSTRUCTION LLC, 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:

Land in Davidson County, Tennessee, being Unit Nos. 542A and 542B of Homes at 542 Starliner Drive, a Horizontal Property Regime with Private Elements, together with common areas, as established by Declaration of Covenants, Conditions, and Restrictions of record in Instrument No. 20220512-0054468, Register's Office for said County, and being shown on plan attached thereto as Exhibit B, to which plan reference is hereby made for a more complete description.

Being a portion of the same property conveyed to Elliott Development, LLC, a Tennessee limited liability company, by deed dated 03/15/2022, from Betty G. Henley, Trustee of the Survivor's Trust TUA, dated August 5, 2006, of record in Instrument No. 20220316-0030800, Register's Office for said County.

Also being a portion of the same property conveyed to Betty G. Henley, Trustee, Survivor's Trust TUA, dated August 5, 2006, by deed dated 11/30/2019, from Betty Henley, Trustee of the Henley Joint Revocable Living Trust Agreement U/D/A dated June 27, 2006, of record in Instrument No. 20191223-0132038, Register's Office for said County.

Also being a portion of the same property conveyed to Horace U. Henley and wife, Betty G. Henley, Trustees of the Henley Joint Revocable Living Trust Agreement U/A/D June 27, 2006, by deed dated 06/27/2006, from Horace U. Henley and wife, Betty G. Henley, individually, of record in Instrument No. 20060712-0083913, in the Register's Office for Davidson County, Tennessee. Horace U. Henley has since died and Betty G. Henley is the sole surviving Trustee and is authorized by the Trust Agreement to execute deeds and convey property owned by the trust, without joinder of any beneficiary.

Also being a portion of the same property conveyed to Horace U. Henley and wife, Betty G. Henley, by deed dated 06/21/1979, from Roy C. Johnson, an unmarried man, of record in Book 5464, Page 30, in the Register's Office for said County.

Subject to all Easements and Restrictions of record.

THIS IS UNIMPROVED PROPERTY KNOWN AS 542 A & B Starliner Drive, Nashville, TN 37209.

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.

Witness my hand this the 9th day of December, 2022.

Elliott Development, LLC

BY: _____
Michael R. Elliott, Member

STATE OF TENNESSEE
COUNTY OF Williamson

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Michael R. Elliott, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who upon HIS oath acknowledged HIMSELF to be the MEMBER of the within named bargainor, a LLC, and that HE, as such MEMBER, executed the foregoing instrument for the purposes therein contained by signing the name of the LLC by the said Michael R. Elliott as such MEMBER.

Witness my hand and official seal this 9th day of December, 2022.

My commission expires: 9/21/26

_____
Notary Public

CAVAN MCCANN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

202212120128967

Tennessee Certification of Electronic Document

I, Benjamin Seamon, 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 certified true and exact copy of the original document executed and authenticated according to law on 12-9-22.

Affiant Signature

12-12-22

Date

State of Tennessee

County of Williamson

Sworn to and subscribed before me this 12 day of December, 2022.

Notary's Signature

MY COMMISSION EXPIRES: 12/16/25

JENNIFER CROWELL
STATE OF TENNESSEE
NOTARY PUBLIC
LEWIS COUNTY