This instrument prepared by:
Brian Lavoy Payne, Attorney at Law, PLLC
4235 Hillsboro Pike, Suite 300
Nashville, TN 37215
TN BPR # 11639
P 615.414.1368 F 615.915.4964

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is ~~$630,000.00~~ $700,000.00 RB

Affiant

Subscribed and sworn to before me, this 19th day of DECEMBER, 2022.

Notary Public
My commission expires: September 7, 2026

BRIAN PAYNE STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Karen Johnson Davidson County
Batch# 953183 DEEDWARR
12/19/2022 12:46:36 PM 2 pgs
Fees: $13.00 Taxes: $2,590.00

20221219-0131009

Address of New Owner:	Send Tax Bills to:	Tax Information
RANDLE LAMONT BUTLER 604 DARLINGTON PLACE NASHVILLE, TN 37211	New Owner	147 09 0 122.00

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **HAROLD L. BUTLER AND WIFE, CAROL A. BUTLER,** hereinafter referred to as Grantor, has bargained and sold, and does hereby transfer and convey to **RANDLE LAMONT BUTLER, UNMARRIED,** hereinafter called the Grantee, its successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: to- wit:

A Certain Tract or Parcel of Land in Davidson County, State of Tennessee, Described as follows to-wit:

Being Lot No. 7, Darlington Place, as of record in Plat Book 6200, Page 544, Register's Office, Davidson County, Tennessee.

Being the same property conveyed to Harold L. Butler and wife, Carol A. Butler, as tenants by the entirety, by Warranty Deed from Clairmont Investors – Darlington, a Tennessee Joint Venture, composed of Medlin Wherry Building Co., Inc. and M.C.R. Development Corporation, of record in Book 7313, Page 89, in the Register's Office of Davidson County, Tennessee, dated July 30, 1987 and recorded on July 31, 1987.

This property is improved property known as 604 DARLINGTON PLACE, NASHVILLE, TN 37211.

This conveyance is further subject to (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (4) building restrictions, and (5) other matters of public record.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, its heirs, successors and assigns, forever. Grantor covenants with Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor does further covenant and bind herself, her heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to said Grantee, its 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 19th day of DECEMBER, 2022.

Harold L. Butler

HAROLD L. BUTLER

Carol A. Butler

CAROL A. BUTLER

Acknowledgment

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, HAROLD L. BUTLER and CAROL A. BUTLER, the herein bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that s/he executed the within instrument for the purposes therein contained

Witness my hand and seal this 19th day of DECEMBER, 2022.

Notary Public
Commission expiration date: September 7, 2026

BRIAN PAYNE
STATE OF TENNESSEE NOTARY PUBLIC
(SEAL)
COUNTY OF DAVIDSON