Karen Johnson Davidson County
Batch# 987876 DEEDWARR
04/03/2023 02:30:30 PM 3 pgs
Fees: $18.00 Taxes: $5,550.00
20230403-0024102

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

STATE OF TENNESSEE
COUNTY OF Williamson

Actual consideration or value, whichever is greater is $1,500,000.00.

Affiant

Subscribed and sworn before me this the 31 day of March, 2023.

Notary Public
My commission expires: 11-21-26

ELIZABETH J. BARNES
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

WARRANTY DEED

Address of New Owner:
The Amended and Restated
RDL Trust
1419 Calvin Ave
Nashville, TN 37206

Send Tax Bill to:
same

Tax Information:
083-05-0 412.00

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, ROBERT LENTZ AND LINDA LENTZ, HUSBAND AND WIFE, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to THE AMEDNED AND RESTATED RDL TRUST DATED MARCH 29, 2023, 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 Lot No. 15 on the Plan of Webb and Johnson's Subdivision of record in Plat Book 57, Page 131, 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 Robert Lentz and Linda Lentz, husband and wife, by Warranty Deed dated 11/14/2016, from Chesnut Enterprises, LLC, of record in Instrument No. 20161116-0120667, in the Register's Office of Davidson County, Tennessee.

Subject to all Easements and Restrictions of record.

THIS IS IMPROVED PROPERTY KNOWN AS 1419 Calvin Ave, Nashville, TN 37206.

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 31 day of March, 2023.

Robert Lentz by Jenny West Attorney in Fact
Robert Lentz
BY: Jenny West as Attorney-in-Fact

Linda Lentz by Jenny West Attorney in Fact
Linda Lentz
BY: Jenny West as Attorney-in-Fact

STATE OF TENNESSEE
COUNTY OF Williamson

On this 31 day of March, 2023, before me, the undersigned Notary Public in and for said County and State, personally appeared Jenny West with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of Robert Lentz by Specific POWER OF ATTORNEY dated 03/15/2023, and who acknowledged that he executed the same as the free act and deed of Robert Lentz.

Witness my hand and official seal this 31 day of March, 2023.

My commission expires: 9/21/26

Notary Public

CAVAN MCCANN STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

STATE OF TENNESSEE
COUNTY OF Williamson

On this 31 day of March, 2023, before me, the undersigned Notary Public in and for said County and State, personally appeared Jenny West with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of Linda Lentz by Specific POWER OF ATTORNEY dated 03/15/2023, and who acknowledged that he executed the same as the free act and deed of Linda Lentz.

Witness my hand and official seal this 31 day of March, 2023.

My commission expires: 9/21/26

Notary Public

CAVAN MCCANN STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

TENNESSEE CERTIFICATION OF ELECTRONIC DOCUMENT

I, **J. Carlton Drumwright**, 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 true and exact copy of the original document executed and authenticated according to law on March 31, 2023.

J. Carlton Drumwright

March 31, 2023
Date

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Sworn and subscribed before me on March 31, 2023.

Notary

My Commission Expires: 11/21/26

ELIZABETH J. BARNES
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY