THIS INSTRUMENT WAS PREPARED BY	
Bankers Title & Escrow Corporation 5107 Maryland Way Brentwood, TN 37027 P23-14000-BW	STATE OF TENNESSEE COUNTY OF Davidson THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 975,000.00. Affiant SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6th DAY OF July, 2023 Notary Public MY COMMISSION EXPIRES: 11/2/26 (AFFIX SEAL)

ASHLEY RAE FORT
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Daniel Horwitzand Miriam Horwitz	Daniel and Miriam Horwitz	
6624 Clearbrook Dr	6624 Clearbrook Dr.	129-06-0-042.00
Nashville, TN 37205	Nashville, TN 37205	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS. THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, **Myron B. Schrage, Trustee and Linda I. Schrage, Trustee, as Trustees of The Schrage Revocable Family Trust**

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Daniel Horwitz and Miriam Horwitz, husband and wife**

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being Lot No. 116 on the Plan of West Meade Park, Inc., Section One, as shown on plat of record in Plat Book 2900, Pages 103 and 104, 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 Myron B. Schrage and wife, Linda I. Schrage by Warranty deed from Margaret E. Arnold (by Jacki Cook as her Attorney-in-Fact, by virtue of Power of Attorney recorded in Instrument No. 20071002-0117374, Register's Office for Davidson County, Tennessee); said Warranty deed of record in Instrument No. 20071002-0117375 in the said Register's Office, dated September 25, 2007 and recorded on October 02, 2007.

Being the same property conveyed to Myron B. Schrage, Trustee and Linda I. Schrage, Trustee as Trustees of the Schrage Revocable Family Trust by Quitclaim deed from Myron B. Schrage and wife Linda I. Schrage of record in Instrument No. 20080214-0014817 Register's Office for Davidson County, Tennessee, dated December 19, 2007 and recorded on February 14, 2008.

THIS CONVEYANCE IS SUBJECT TO: (1) Taxes which have been prorated and assumed by Grantee; (2) All restrictions of record; (3) All easements of record; (4) All visible easements; (5) All matters appearing on the plan of record; (6) All applicable governmental and zoning regulations.

This is __ unimproved _X_ improved property known as **6624 Clearbrook Dr, Nashville, TN 37205**

Karen Johnson Davidson County
Batch# 1024757 DEEDWARR
07/11/2023 10:25:30 AM 3 pgs
Fees: $18.00 Taxes: $3,607.50
20230711-0052939

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 and assigns forever; and we do covenant with the said GRANTEES that we 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; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their 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 our hands this the 6th day of July, 2023.

Trustee
Myron B. Schrage, Trustee

Trustee
Linda I. Schrage, Trustee

STATE OF TENNESSEE
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, personally appeared **Myron B. Schrage** with whom I am personally acquainted and who upon his oath acknowledged himself to be the **Trustee** of the **The Schrage Revocable Family Trust,** the within named bargainor, and Trust, and that he as such Trustee being authorized to do so, execute the foregoing instrument for the purposes therein contained by signing the name of the Trust, by the said **The Schrage Revocable Family Trust** as such **Trustee**.

Witness my hand and official seal this the 6th day of July, 2023.

My Commission expires: 10-2-2023

Notary Public

LUKE KELLUM
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, personally appeared **Linda I. Schrage** with whom I am personally acquainted and who upon her oath acknowledged herself to be the **Trustee** of the **The Schrage Revocable Family Trust,** the within named bargainor, and Trust, and that she as such Trustee being authorized to do so, execute the foregoing instrument for the purposes therein contained by signing the name of the Trust, by the said **The Schrage Revocable Family Trust** as such **Trustee**.

Witness my hand and official seal this the 6th day of July, 2023.

My Commission expires: 10-2-2023

Notary Public

LUKE KELLUM
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Tennessee Certification of Electronic Document

I, Margaret Philpott 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 **7/6/2023** (date of document).

Affiant Signature

7/6/2023

Date

State of Tennessee

County of Davidson

Sworn to and subscribed before me this **6** day of **July**, 2**023**.

Notary's Signature

MY COMMISSION EXPIRES: 05/05/2025

NOTARY'S SEAL

