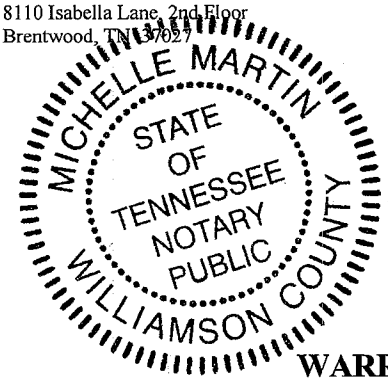
This Instrument Prepared by and Return to:
Bell & Alexander Title Services, Inc.
8110 Isabella Lane, 2nd Floor
Brentwood, TN 37027



STATE OF TENNESSEE
COUNTY OF DAVIDSON

Actual consideration or value, whichever is greater is $390,000.00.

Affiant

Subscribed and sworn before me this the 28 day of September, 2023.

Notary Public
My commission expires: 9.21.26

WARRANTY DEED

Address of New Owner:	Send Tax Bill to:	Tax Information:
Dolores Osmundson 1107 Frewin St Nolensville, TN 37135	New Owner	187-05-0A 083.00

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, **CLINTON R. BUTLER AND WIFE, LEIGH B. BUTLER,** hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to **DOLORES OSMUNDSON, unmarried,** 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. 83, as shown on the plan of Burkitt Springs, Phase Two, of record as Instrument No. 20150205-0011089, in the Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Clinton R. Butler and wife, Leigh B. Butler, by deed dated 04/27/2016, from Regent Homes, LLC, a Tennessee Limited Liability Company, of record in Instrument No. 20160502-0042835, Register's Office for said County.

Subject to all Easements and Restrictions of record.

THIS IS IMPROVED PROPERTY KNOWN AS 1107 Frewin St, Nolensville, TN 37135.

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.

Karen Johnson Davidson County
Batch# 1056254 DEEDWARR
10/02/2023 02:29:30 PM 3 pgs
Fees: $18.00 Taxes: $1,443.00
20231002-0077331

Witness my hand this the 27th day of September, 2023.

Clinton R. Butler

Leigh B. Butler

STATE OF Florida
COUNTY OF Sarasota

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, **Clinton R. Butler and Leigh B. Butler,** with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 27 day of September, 2023.

My commission expires:

Notary Public

CATHERINE E. BRUCE
MY COMMISSION # HH 084663
EXPIRES: February 6, 2025
Bonded Thru Notary Public Underwriters

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 9-27-23.

Affiant Signature

10-2-23

Date

State of Tennessee

County of Williamson

Sworn to and subscribed before me this 2 day of October, 2023.

Notary's Signature

MY COMMISSION EXPIRES: 12/16/25

JENNIFER CROWELL
STATE OF TENNESSEE
NOTARY PUBLIC
LEWIS COUNTY