Karen Johnson Davidson County
Batch# 1061006 DEEDWARR
10/16/2023 03:34:30 PM 3 pgs
Fees: $18.00 Taxes: $3,700.00
20231016-0081180

THIS INSTRUMENT WAS PREPARED BY
Harpeth Escrow, LLC
117 Saundersville Road, Ste. 201
Hendersonville, TN 37075

STATE OF Tennessee
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is **$999,999.00**.

Affiant

Subscribed and sworn to before me, this **28th day of September, 2023**.

Notary Public
My commission expires: 03/07/2026

APRIL D. WIDEMAN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
Galen Thomasson **Holly Thomasson** **4100 Brandywine Pointe Boulevard** **Nashville, TN 37138**	**New Owner**	**064-03-0B-025.00-CO** Account No.

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid by the Grantee and other good and valuable consideration accepted as cash, the receipt and sufficiency of which is hereby acknowledged, **Gary A. Pomeroy and wife, Linda P. Pomeroy**, Grantor(s), has this day bargained and sold, and does hereby transfer and convey unto the said, **Galen Thomasson and Holly Thomasson, husband and wife**, Grantee(s) herein, its successors and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 150 on the Plan of Phase One, Section 1, Revised Plat of Brandywine Pointe (A Planned Unit Development) of record in Plat Book 7900, Page (s) 170 and 171, which revises Plat Book 7900, Page 164, 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 Gary A. Pomeroy and wife, Linda P. Pomeroy by Warranty deed from Charles T. Green and wife, Amelia P. Green of record in Book 11287, page 630, Register's Office for Davidson County, Tennessee, dated January 06, 1999 and recorded on January 07, 1999.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

All easements, restrictive covenants and conditions, and other matters of record, including items set out on any applicable plat of record.

This is improved (X) unimproved (__) property known as **4100 Brandywine Pointe Boulevard, Nashville, TN 37138**.

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 in 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 my/our hand(s) this 28th day of September, 2023.

Gary A. Pomeroy

Linda P. Pomeroy

STATE OF TENNESSEE
COUNTY OF SUMNER

On this 28th day of September, 2023, before me personally appeared Gary A. Pomeroy and Linda P. Pomeroy, to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that such person (or persons) executed the same as such person's (or persons') free act and deed.

Witness my hand, at office, this 28th day of September, 2023.

Notary Signature
My commission expires: 5/20/2025

LAURA DESMOND
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF SUMNER
MY COMM. EXPIRES 5/20/2025

TRUE COPY CERTIFICATION

I, D. Shayne Adair, 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 9/28/23.

D. Shayne Adair

10/16/23
Date

STATE OF TENNESSEE
STATE OF DAVIDSON

Sworn to and subscribed before me this 16 day of Oct., 2023.

APRIL D. WIDEMAN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

April D. Wideman
Notary Public
My Commission Expires: 03/07/2026