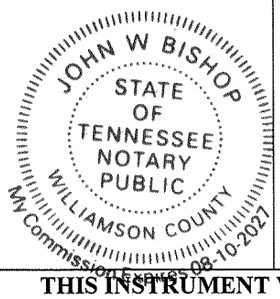
Karen Johnson Davidson County
Batch# 1087187 DEEDWARR
01/02/2024 08:16:30 AM 3 pgs
Fees: $18.00 Taxes: $1,990.60
20240102-0000008

Warranty Deed

	STATE OF TENNESSEE COUNTY OF DAVIDSON The actual consideration or value, whichever is greater, for this transfer is ~~$538,000.00~~ Affiant Subscribed and sworn to before me, this the 28th day of December, 2023. Notary Public My commission expires:

THIS INSTRUMENT WAS PREPARED BY
WAGON WHEEL TITLE
204 SOUTH 11TH STREET
NASHVILLE, TN 37206
615.650.5100

Address of New Owner(s) as follows:	Send Tax Bills To:	Map/Parcel Numbers:
Erin Collett	CapStar Bank	091 04 0 067.00
1030 College Avenue	2002 Richard Jones Road, Ste. A300	
Nashville, TN 37209	Nashville, TN 37215	

FOR AND IN CONSIDERATION OF THE SUM OF ONE DOLLAR ($1.00), CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I/WE, **GRIFFIN GOODHEART AND KATHERINE ANSLEY GOODHEART, BOTH UNMARRIED**, HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **ERIN COLLETT, A SINGLE WOMAN**, HEREINAFTER CALLED THE GRANTEE(S), HIS/HER/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. 6 on the Plan of University Heights Subdivision, Section 2 (Revised) of record in Plat Book 1424, Page 119, and Revised in Plat Book 1424, Page 122 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 Griffin Goodheart and Katherine Ansley Goodheart, both Unmarried, by Warranty Deed from PMC Properties, LLC, a Tennessee Limited Liability Company and D2B Properties LLC, a Tennessee Limited Liability Company, of record in Instrument No. 20230111-0002465, in the Register's Office of Davidson County, Tennessee, dated January 06, 2023 and recorded on January 11, 2023.

Being the same property conveyed to PMC Properties, LLC, a Tennessee Limited Liability Company and D2B Properties LLC, a Tennessee Limited Liability Company, by Warranty Deed from Janet E. Clark, Unmarried, of record in Instrument No. 20220801-0087274, in the Register's Office of Davidson County, Tennessee, dated July 28, 2022 and recorded on August 01, 2022.

Being the same property conveyed to Janet E. Clark, Unmarried, by Warranty Deed from Robert Upton, Married, of record in Instrument No. 20120501-0037069, in the Register's Office of Davidson County, Tennessee, dated April 30, 2012 and recorded on May 01, 2012.

DATED this the 28th day of December, 2023.

Griffin Goodheart

Unmarried
Marital Status

Katherine Ansley Goodheart

Unmarried
Marital Status

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Subscribed to and sworn before me this the 28th day of December, 2023, personally appeared beforeme, Griffin & Katherine Ansley Goodheart and executed the Foregoing instrument for the purposes stated herein.

Notary Public

My Commission Expires: 3-3-26

J. BRANDON MILLER
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 3-3-2026

True Copy Certification

I, **Tonya Cherry,** 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 this the 28 day of December, 2023.

Affiant Signature
Date 12/28/23

State of TENNESSEE
County of DAVIDSON

Sworn to and subscribed before me this the 28 day of December, 2023.

Notary's Signature
MY COMMISSION EXPIRES: _____

JOHN W BISHOP
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 08-10-2027