Karen Johnson Davidson County
Batch# 1126958 DEEDWARR
04/25/2024 11:17:30 AM 3 pgs
Fees: $18.00 Taxes: $1,017.50
20240425-0029946

WARRANTY DEED

REBECCA SHUKIS TENNESSEE NOTARY PUBLIC COUNTY OF WILLIAMSON

State of Tennessee
County of Rutherford

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $275,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th day of April, 2024

Notary Public

MY COMMISSION EXPIRES: ~~February 08, 2027~~ 11/19/25

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Southeast Title of Murfreesboro, LLC, 805 South Church Street, Suite 12, Murfreesboro, TN 37130

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
David O'Morrissey	New Owner	052130A00400CO
(NAME)	(NAME)	
2711 Penn Meade Drive		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37214		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, We, **Michael R. White and Paige E. Thompson-White,** hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto **David O'Morrissey, unmarried,** 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:

A certain condominium located in Davidson County, Tennessee, being Unit No. 4 as created and established by the Master Deed and Bylaws for River Glen, a Horizontal Property Regime, of record in Book 7566, Page 571, Register's Office for Davidson County, Tennessee, and as shown and described on the Plan for River Glen, Phase I, of record in Book 6900, Page 671, Register's Office for Davidson County, Tennessee, to all of which reference is here made for a more complete description, together with an undivided percentage interest in the Common Elements allocated to said Unit as set forth in said Master Deed and Bylaws, as may be from time to time amended as provided therein.

Being the same property conveyed to Mary A. Beakley, unmarried by Warranty deed from Fox Ridge Homes, Inc. of record in Book 7721, page 171, Register's Office for Davidson County, Tennessee, dated November 30, 1988 and recorded on December 06, 1988.

Being the same property conveyed to Ashley N. Londry, a single woman and Gerald W. Naylor III, a single man by Warranty deed from Mary A. Beakley, unmarried of record in Instrument No. 20150602-0051434 Register's Office for Davidson County, Tennessee, dated May 29, 2015 and recorded on June 02, 2015.

Being the same property conveyed to Grantee(s) by Deed recorded simultaneously herewith in Book _____, Page _____, or Instrument # 20160516 - 0048886 _____, Register's Office for Said County.

unimproved ☐

This is improved ☑ property, known as 2711 Penn Meade Drive, Nashville, TN 37214
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 my/our hands this 17th day of April, 2024.

Attorney-in-fact

Michael R. White by [signature]

Michael R. White
by attorney in fact, Paige E. Thomson-White

[signature]

Paige E. Thomson-White

State of Tennessee
County of Davidson

Personally appeared before me Paige E. Thomson-White, with whom I am personally acquainted, and who acknowledged that she executed the foregoing instrument for purposes therein contained.

WITNESS my hand and seal this 17th day of April, 2024.

[signature]

Notary Public Carla R. Dillard
My Commission Expires: February 08, 2027

CARLA R. DILLARD
NOTARY PUBLIC AT LARGE
RUTHERFORD COUNTY, TENNESSEE

State of Tennessee
County of Davidson

On this 17th day of April 2024, before me personally appeared Paige E. Thomson-White, to me know (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of Micheal R. White, as his Attorney in Fact, under instrument bearing Instrument #*, Register's Office, Davidson County, Tennessee, and who acknowledged the execution of the same to be the free act and deed of *, under said Power of Attorney. Witness my hand and official seal.

*20240416-0026911

My Commission Expires: 2-8-27

[signature]

Notary Public

CARLA R. DILLARD
NOTARY PUBLIC AT LARGE
RUTHERFORD COUNTY, TENNESSEE

Certificate of Authenticity

I, Joshua A. Terry, 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 4/17/2024.

Affiant Signature – Joshua A. Terry

4/19/2024

Date

State of Tennessee

County of Williamson

Sworn to and subscribed before on 4/19/2024.

Notary Public

KATHLEEN WILLIAMS
TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

My Commission Expires: 5-10-27