This instrument prepared by:
Tennessee Nations Title Agency, Inc.
402 BNA Drive, Suite 205
Nashville, Tennessee 37217
615-360-2703
tn-closing@nationstitle.com

Karen Johnson Davidson County
Batch# 1222867 DEEDWARR
01/02/2025 02:57:30 PM 3 pgs
Fees: $18.00 Taxes: $817.70
20250102-0000356

State of Tennessee
County of Davidson
The actual consideration or value, whichever is greater for this transfer is: $221,000

Affiant Signature
Subscribed and sworn to before me on this the 26th Day of Dec, 2024.

Notary Public
My Commission expires 10/25/2027

MARCIA ESCOBAR
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

NAME AND ADDRESS OF PROPERTY OWNER:
Addie Stephens Carlisle
1803 Ashmore Court
Mt Juliet, TN 37122

SEND TAX BILLS TO:
Addie Stephens Carlisle
1803 Ashmore Court
Mt Juliet, TN 37122

MAP AND PARCEL NUMBER: Tax ID #: 108070B04300CO

WARRANTY DEED

24NT01383

Effective the 26th Day of Dec, 2024 and for and in Consideration of the sum of $1.00 cash in hand paid by the hereinafter named grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged,

Wesley R. Taylor, a single man

Hereinafter called the GRANTOR, has bargained and sold, and by these presents do transfer and convey unto

Addie Stephens Carlisle, a married woman

Hereinafter called the GRANTEE, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to wit:

A certain condominium located in Davidson County, Tennessee, being Unit No. 43, Building C of Timberlake Condominium, a Condominium Development established pursuant to the provision of. the Tennessee Horizontal Property Act as the same is set out in Section 66-27-101, et seq. of the Tennessee Code Annotated, under the. Master. Deed establishing Timber Lake Condominium of, record in Book 6549, Page 475, in the Register's' Office for Davidson County, Tennessee, and subject to the provisions and requirements thereof, and the By-Laws for the administration thereof, and all easements, rights, and interest in favor of other unit owners, and all sewer, water, electrical, telephone, and other utility easements now or hereafter established over, through or upon the land embracing the regime and buildings thereof; said Unit being depicted on Exhibit A-1 to said Master Deed; together with a percentage interest in the common elements and voting percentage as set forth in said Master Deed.

Being the same property conveyed to Wesley R. Taylor, a single man from Joseph D. Kelley, an unmarried man, by Warranty Deed dated 10/28/2016 and recorded 11/01/2016 in Instrument No. 20161101-0115443, Register's Office of said County.

This is an improved property commonly known as: 141 N. Timber Dr, Nashville, TN 37214-4255

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title, and interest thereto belonging to the said GRANTEE, his heirs and assigns, forever. I do covenant with said GRANTEE that I am lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, expect for those matters

appearing of record and real property taxes. I do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the GRANTEE, his heirs and assigns, against all 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 26th day of December, 2024

Wesley R. Taylor

State of IN }
County of Davidson }

Personally appeared before me, the undersigned authority, a Notary Public for said county and State, **Wesley R. Taylor**, the within named bargainers, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Notary Public
My commission expires: 12/27/2027

CAROL S CHRISTIAN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
My Comm. Expires 12/27/2027

Tennessee Certification of Electronic Document

I, Shawn Stevens 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 12-26-2024 (date of document).

Affiant Signature

12-31-2024
Date

State of Tennessee
County of Davidson

Sworn to and subscribed before me this 31st of December, 2024

(SEAL)

ED HUNSBERGER
TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD

Notary's Signature
My Commission Expires: 1/25/26