Karen Johnson Davidson County
Batch# 1260834 DEEDWARR
04/17/2025 12:25:30 PM 3 pgs
Fees: $18.00 Taxes: $1,258.00
20250417-0029471

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $340,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16TH DAY OF APRIL, 2025.

Notary Public

MY COMMISSION EXPIRES: 1/11/2026
(AFFIX SEAL)

STEPHEN SISCO
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

PREPARED BY & RETURN TO:
Realty Title & Escrow Company, Inc.
5111 Maryland Way, Suite 101
Brentwood, TN 37027

02-NSH25-09311

Address of New Owner:	Send Tax Bills to:	Tax Information:
Tide Enterprises, LLC 6924 Sunnywood Dr. Nashville, TN 37211	Tide Enterprises, LLC 6924 Sunnywood Dr. Nashville, TN 37211	173-09-0A-160.00-CO

WARRANTY DEED

For and in consideration of the sum of ten dollars and no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Jonathan Gregory, married** hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to **Tide Enterprises, LLC, a Tennessee limited liability company**, hereinafter called the Grantees, their successors 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. 67 on the Plan of Revision Two, Section Two, Lenox Village, of record as Instrument Number 20030115-0006163, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Being the same property conveyed to Jonathan Gregory, an unmarried man by Warranty Deed from Jill Barber and William A. Barber, wife and husband of record in Instrument No. 20180918-0092336 Register's Office for Davidson County, Tennessee, dated September 14, 2018 and recorded on September 18, 2018.

Mary Faith Gregory, spouse of the Grantor, hereby joins in the execution of this instrucment to convey any marital interest she may have in the subject property.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as: 7720 Porter House Drive, Nashville, TN 37211

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 assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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 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 hand this 16th day of April, 2025

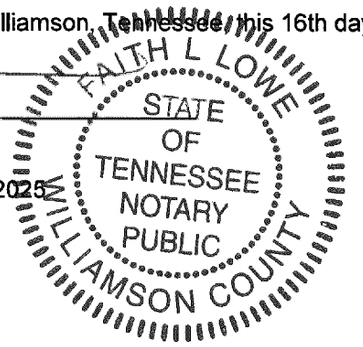
Jonathan Gregory

Mary Faith Gregory

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a notary public in and for said county and state, the within named Jonathan Gregory and Mary Faith Gregory, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and seal at Williamson, Tennessee, this 16th day of April 2025.



Notary Public

My Commission Expires: June 14, 2025

TRUE COPY CERTIFICATION

Required under T.C.A. § 66-24-101(d)(3) after July 1, 2021

I, Tiera Stiggs, 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 April, 16, 2025.

Custodian's Signature

4.17.25
date

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Sworn to and subscribed before me this 17th day of April, 2025.

Notary Public

MY COMMISSION EXPIRES: 1/14/2026

