Box 14

THIS INSTRUMENT WAS PREPARED BY

Bankers Title & Escrow Corporation
3310 West End Avenue
Nashville, TN 37203
P25-8379-WE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 1,100,000.00.

Walter White
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22nd DAY OF April, 2025.

Notary Public

MY COMMISSION EXPIRES: 5/9/2026

(AFFIX SEAL)

MIKE BOYD
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

Karen Johnson
Batch # 1263368
04/23/2025 10 11.00 AM
Fees $13 00 Taxes $4,070 00

Davidson County
DEEDWARR
2 pgs

20250423-0031089

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Walter B White and Alexandra White	Old National Bank	
193 Moultrie Park	101 Northwest Fourth	116-08-0H-193.00-CO
Nashville, TN 37205	Evansville, IN 47708	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS. THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, **Michael B. Seshul, Trustee of The Michael B. Seshul Personal Residence Trust-1999**

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Walter White and Alexandra White, husband and wife**

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:

Land in Davidson County, Tennessee, described as follows, to Wit:

A certain building site being Lot No. 193, as shown on the Plan of Sugartree, Phase III, which is of record in Book 5050, pages 67-71 as amended, Register's Office for Davidson County, Tennessee, to which specific reference is here made and together with an appurtenant, non-exclusive interest in the common and limited common areas as shown on said Plan and as provided in the Declaration of Covenants, Conditions and Restrictions, of record in Book 4857, page 157, Register's Office for Davidson County, Tennessee, as supplemented and amended.

Being the same property conveyed to Michael Boyd Seshul and wife, Cecile A. Seshul by Warranty Deed dated February 09, 1989, from Anne H. Webber, of record in Book 7770, page 737, said Register's Office.

The said C. Ariail Seshul (aka Cecile A. Seshul) having conveyed to Michael B. Seshul by Quitclaim Deed dated September 23, 1999, of record in Book 11675, page 74, said Register's Office.

The said Michael B, Seshul having conveyed to Michael B. Seshul as Trustee of the Michael B. Seshul Personal Residential Trust - 1999 by Quitclaim Deed dated September 24, 1999, of record in Book 11677, page 414, said Register's Office.

THIS CONVEYANCE IS SUBJECT TO: (1) Taxes which have been prorated and assumed by Grantee; (2) All restrictions of record; (3) All easements of record; (4) All visible easements; (5) All matters appearing on the plan of record; (6) All applicable governmental and zoning regulations.

This is __ unimproved _X_ improved property known as **193 Moultrie Park, Nashville, TN 37205**

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 our hands this the 21 day of April 2025.

Michael B. Seshul, Trustee of The Michael B. Seshul Personal Residence Trust-1999

BY: Michael B Seshul
Michael B. Seshul
Trustee

STATE OF SOUTH CAROLINA

COUNTY OF LEXINGTON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, personally appeared **Michael B. Seshul** with whom I am personally acquainted and who upon his oath acknowledged himself to be the **Trustee** of the **Michael B. Seshul Personal Residence Trust-1999** the within named bargainor, and Trust, and that he as such Trustee being authorized to do so, execute the foregoing instrument for the purposes therein contained by signing the name of the Trust, by the said **Michael B. Seshul** as such **Trustee**.

Witness my hand and official seal this the 21 day of APRIL, 2025

Latesha Smalls
NOTARY PUBLIC

My Commission Expires: 11/29/31

