Karen Johnson Davidson County
Batch# 1271062 DEEDWARR
05/09/2025 09:42:30 AM 3 pgs
Fees: $18.00 Taxes: $1,875.90
20250509-0036460

This Instrument Prepared by and Return to:
Bell & Alexander Title Services, Inc.
8110 Isabella Lane, 2nd Floor
Brentwood, TN 37027

CAVAN MCCANN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Actual consideration or value, whichever is greater is $507,000.00.

Heather Daniel
Affiant

Subscribed and sworn before me this the 7th day of May, 2025.

Notary Public
My commission expires: 9/21/26

WARRANTY DEED

Address of New Owner:	Send Tax Bill to:	Tax Information:
Matthew Daniel 634 President Ronald Reagan Way Nashville, TN 37210	NEW OWNER	093-11-0C 025.00

For and in consideration of the sum of ten and no/100 dollars ($10.00), cash in hand paid by the hereinafter Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **JONATHAN TODD AND RICKY INMAN, MARRIED TO EACH OTHER,** hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to **MATTHEW DANIEL AND HEATHER DANIEL, HUSBAND AND WIFE,** hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land, together with all tenements, hereditaments and appurtenances thereto located in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Unit No. 25 on the Plan of Rutledge House Condominiums, of record in Book 6200, page 318, amended in Book 11700, page 26, in the Register's Office of Davidson County, Tennessee to which plan reference is hereby made for a more particular description of said unit, together with the appurtenant interest in the common elements of Rutledge House Condominiums, a horizontal property regime established by Master Deed of record in Book 11687, page 739, said Register's Office.

Being the same property conveyed to Jonathan Todd and Ricky Inman, married to each other, by deed dated 11/29/2022, from Daniel Wist and Timothy Wist and Jeremy Wist and Teresa Wist, of record in Instrument No. 20221130-0125413, Register's Office for said County.

Subject to all Easements and Restrictions of record.

THIS IS IMPROVED PROPERTY KNOWN AS 634 President Ronald Reagan Way, Nashville, TN 37210.

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/or assigns, forever. Grantors covenant with Grantees that Grantors 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. 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 successors, 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 the 5 day of May, 2025.

Jonathan Todd

Ricky Inman

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Jonathan Todd and Ricky Inman, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 5 day of May, 2025.

My commission expires: 9/21/26

Notary Public



VERSION: January 2019

Tennessee Certification of Electronic Document

I, Benjamin Seamon, 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 certified true and exact copy of the original document executed and authenticated according to law on 5/5/25.

Affiant Signature

5/9/25

Date

State of Tennessee

County of Williamson

Sworn to and subscribed before me this 9 day of May, 2025.

Notary's Signature

MY COMMISSION EXPIRES: 12/16/25

JENNIFER CROWELL
STATE OF TENNESSEE NOTARY PUBLIC
LEWIS COUNTY