WARRANTY DEED

Karen Johnson
Batch # 1275827
05/20/2025 03 39 39 PM
Fees $13 00 Taxes $2,035 00

Davidson County
DEEDWARR
2 pgs

20250520-0039798

File #25-TC-0557-O

(SEAL)
LISA LITTLETON HOLLEY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DICKSON
MY COMM. EXPIRES MARCH 23, 2027

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $550,000 00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19 DAY OF May, 2025

Notary Public
MY COMMISSION EXPIRES

THIS INSTRUMENT WAS PREPARED BY AND RETURN TO

Carney Title, LLC
400 Overbeck Lane, Suite 101
Nashville, TN 37204
(615) 864-0770

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP / PARCEL NUMBER (S)
Thomas Wier and Madison Wier	Same	
(NAME)	(NAME)	**147 15 0 007.00**
557 Whispering Hills Drive		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37211		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged,

JUSTIN RHEA HOLLAND AND LINDSEY BROOKE HOLLAND, HUSBAND AND WIFE,

hereinafter called the Grantor(s), has/have bargained and sold, and by these presents do/does transfer and convey unto

THOMAS WIER, AND MADISON WIER, HUSBAND AND WIFE,

hereinafter called the Grantee(s), his/her/its/their heirs, successors and assigns, that 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 466 on the Plan of WHISPERING HILLS, SECTION II-C of record in Plat Book 2663, Page (s) 66 and 67, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property

Being the same property conveyed to Justin Rhea Holland and Lindsey Brooke Holland, husband and wife, by Warranty Deed from Shannon Crawford, unmarried and Rhea Ann Scott-Baker, unmarried, joint tenants with right of survivorship, of record in Instrument No 20200810-0088725, in the Register's Office of Davidson County, Tennessee, dated August 7, 2020 and recorded on August 10, 2020

This conveyance is subject to
* Property Taxes for the year 2025 and all subsequent years
* Restrictions, dedications, conditions, reservations, easements and other matters shown on the plat of WHISPERING HILLS, SECTION II-C, as recorded in Plat Book 2663, Page(s) 66 and 67
* Covenants, Conditions and Restrictions as set forth in Restrictive Covenants recorded in Book 2797, Page 483
* Easement for Sanitary Sewers and/or Storm Drainage, recorded in Book 6099, Page 296
* Any and all existing easements and restrictions as shown of record not stated herein

This is ____ **unimproved** __X___ **improved** property known as 557 Whispering Hills Drive,

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(S), their heirs and assigns forever, and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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 hand(s) this the 19th day of May, 2025

Justin Rhea Holland

Lindsey Brooke Holland

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 19th day of May, 2025, before me personally appeared Justin Rhea Holland, to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that such person (or persons) executed the same as such person's (or persons') free act and deed

Witness my hand, at office, this 19th day of May, 2025

Notary Signature
My commission expires

JOHN W BISHOP
STATE OF TENNESSEE
NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 08-10-2027

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 19th day of May, 2025, before me personally appeared Lindsey Brooke Holland, to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that such person (or persons) executed the same as such person's (or persons') free act and deed

Witness my hand, at office, this 19th day of May, 2025

Notary Signature
My commission expires

JOHN W BISHOP
STATE OF TENNESSEE
NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 08-10-2027