Karen Johnson Davidson County
Batch# 1282081 DEEDWARR
06/06/2025 01:42:30 PM 3 pgs
Fees: $18.00 Taxes: $3,700.00
20250606-0044756

WARRANTY DEED

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

STATE OF
COUNTY OF

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $1,000,000.00

Alexis Woods
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS 6 DAY OF June, 2025.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Providence Title, LLC, 25 Century Blvd, Suite 402, Nashville, TN 37214

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Wright Family Revocable Living Trust	New owner	
(NAME) 8463 Whites Creek Pike	(NAME)	00400003500
(ADDRESS) Joelton, TN 37080	(ADDRESS)	
(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, **Will Amundson, an unmarried person**, HEREINAFTER CALLED THE GRANTOR(S), HAVE/HAS BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Dylan M. Wright and Alexis D. Wright, Trustees of Wright Family Revocable Living Trust dated April 3, 2024,** HEREINAFTER CALLED THE GRANTEE, HIS/HER/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:

Commencing at an iron pin, the point of beginning, in the westerly margin of Whites Creek Pike, being thirty feet from the center of said pike and being the northeast corner of Dwight Anthony Procter (parcel-00400003600);

Thence, with the northerly line of Dwight Anthony Proctor being with a gravel road (parcel-00400003600), S 87°04'57" W, a distance of 543.16' to an iron pin;

Thence, with the northerly line of George Dugger Jr. being with a gravel road (parcel-00400016900), S 87°10'26" W, a distance of 149.90' to an iron pin;

Thence with the northerly line of Jeffery Eldon Beal being with a gravel road (parcel-00400003800), S 87°37'49" W, a distance of 276.13' to an iron pin;

Thence, with the easterly line of Kevin & Jeanie Moll (parcel-00400016400) and continuing with the easterly line of Donald E. & Claudelle E. Lyall (parcel-00400016300), N 03°57'10" E, a distance of 366.99' to an iron pin;

Thence, with the southerly line of Paul & Cynthia O'Brien (parcel-00400010400), S 83°28'37" E, a distance of 873.49' to an iron pin;

Thence, with the westerly margin of Whites Creek Road, with a curve to the left, having a central angle of 09°27'52", a radius of 1411.05', a length of 233.08', a cord length of 232.82' and a cord bearing of S 18°46'28" E to the point of beginning, according to Boundary Survey of Suzanne S. Bozza Tract by Winston Gaffron Jr., Civil Engineer and Land Surveyor, 8441 Rolling Hills Drive, Nashville, TN 37221, dated 11-01-2021.

Being the same property conveyed to Will Amundson, by virtue of that certain Warranty Deed dated April 4, 2024, and being of record at Instrument No. 2024045-0024306 in the Register's Office of Davidson County, Tennessee.

Being the same property previously conveyed to Randy Dennis O'Brien and Karen Lea O'Brien by virtue of Warranty Deed dated December 14, 2021 at Instrument No. 20211216-0166346 in the said Register's Office.

This conveyance is subject to all easements, restrictive covenants and conditions including those recorded located at The Register of Deed

s Office for Davidson County, Tennessee and all other matters of record, including all items set out on any applicable plat of record.

unimproved
This is improved x property, known as 8463 Whites Creek Pike Joelton, TN 37080
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 my hand this 6th day of June, 2025.

Will Amundson

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me a Notary Public in and for said State and County, duly commissioned and qualified, **Will Amundson** , with whom I am personally acquainted, or proved to me to be on the basis of satisfactory proof, and who acknowledged that he/she/they executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at office this 6th day of June, 2025.

Notary Public

CARI ALLEN
NOTARY PUBLIC
STATE OF TENNESSEE
DAVIDSON COUNTY
My Commission Expires 07-03-2028

My Commission Expires: 7-3-28

True Copy Certification

I, **Denise Woods,** 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 this the 6 day of June, 2025.

Denise Woods
Affiant Signature
Date 6/6/25

State of TENNESSEE
County of DAVIDSON

Sworn to and subscribed before me this the 6 day of June, 2025.

Notary's Signature
MY COMMISSION EXPIRES:

