Prepared By & Return To:
Tennessee Title Services, LLC
547 North Mt. Juliet Road
Ste. 100
Mt. Juliet, TN 37122
VOL-25-2639

STATE OF TENNESSEE
COUNTY OF Wilson

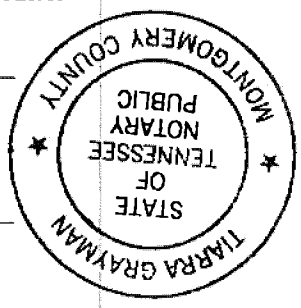
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $365,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 6th day of June, 2025

Notary Public

Commission Expires: 11/15/2028



Karen Johnson Davidson County
Batch# 1283589 DEEDWARR
06/09/2025 02:59:30 PM 3 pgs
Fees: $18.00 Taxes: $1,350.50
20250609-0045296

Address of New Owner	Send Tax Bills To:	Map & Parcel
Pamela Darby Bollinger 205 Boxmere Pl Nashville, TN 37215	Pamela Darby Bollinger 6123 Hillsboro Pike Nashville TN 37215	131-06-0E-205-00-CO

WARRANTY DEED

FOR AND IN 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, I/WE,

Samuel M. Porter, Jr, an unmarried man

HEREINAFTER REFERRED TO AS THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Pamela Darby Bollinger

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, being Unit No. 205, together with the appurtenant interest in the common elements of Burton Hills Village of Boxmere, Phase I, a Condominium, a horizontal property regime established by Master Deed of record in Book 6666, page 749, amended in Book 6824, page 308, made applicable in Book 6908, page 738, and amended in Book 6911, page 831, and Book 6921, page 226, Register's Office for Davdison County, Tennessee, said Unit being depicted on the Condominium Site Plan attached as Exhibit "B" to the aforementioned Master Deed and being located upon Tract No. 7 on the Plan of Revised Plat of Burton Hills of record in Book 6250, page 649, said Register's Office.

Being the same property conveyed to Samuel M. Porter, Jr. by Warranty Deed from James M. Patterson, Jr. of record in Instrument No. 20000313-0025784 Register's Office for Davidson County, Tennessee, dated March 10, 2000 and recorded on March 13, 2000.

Margaret Wooten executes this instrument on behalf of Samuel M. Porter, Jr. pursuant to a Durable Power-of-Attorney dated March 25th, 2019 and filed for in Instrument202506090045295 in the Register's Office of Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO: (1) all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record; (2) any and all applicable governmental and/or zoning regulations; (3) taxes which have been pro-rated as of the date of closing and assumed by the Grantee herein.

The foregoing legal description is the same as contained in the resource of title shown above.

This is improved property known as: 205 Boxmere Pl, Nashville, TN 37215

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 so 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.

Dated this the 6th day of June, 2025.

Margaret Wooten, Attorney in Fact

Samuel M. Porter, Jr by Margaret Wooten, his Attorney-In-Fact

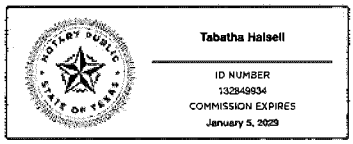
STATE OF Texas
COUNTY OF Harris

I, a Notary Public of the State and County aforesaid, certify that the within named bargainor, Margaret Wooten as Attorney in Fact for Samuel M. Porter, with whom I am virtually acquainted or who was proved on the basis of satisfactory evidence to me to be the person(s) described in and who executed the foregoing instrument, personally appeared before me and acknowledged under oath that he/she executed the foregoing instrument as his/her free act and deed and as the free act and deed of the said Samuel M. Porter, for the purposes therein contained.

Witness my hand, at office, this 6th day of June, 2025.

Tabatha Halsell

Notary Signature
My commission expires: 01/05/2029
Tabatha Halsell Notary Public, State of Texas



Electronically signed and notarized online using the Proof platform.

Certificate of Authenticity

I, Joshua A. Terry, 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 6/6/25.

Affiant Signature – Joshua A. Terry

6/9/25

Date

State of Tennessee

County of Williamson

Sworn to and subscribed before on 6/9/25.

Notary Public

KATHLEEN WILLIAMS
TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

My Commission Expires: 5-10-27