WARRANTY DEED

Karen Johnson Davidson County
Batch# 1303661 DEEDWARR
07/30/2025 02:41:30 PM 3 pgs
Fees: $18.00 Taxes: $1,217.30
20250730-0060300

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $329,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29TH DAY OF JULY, 2025.

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

JENNIFER L. PENNELL
STATE OF TENNESSEE
NOTARY PUBLIC
COUNTY OF DICKSON
MY COMM. EXPIRES JUNE 23, 2026

THIS INSTRUMENT WAS PREPARED BY
Land Title South, Inc., 3326 Aspen Grove Drive, 400, Franklin, TN 37067

File No.: 25-CD-227

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NO.(S)
Curtis Haley and Mark Haley,	Pinnacle Bank	181050A92000CO
(NAME) 920 Governors Ct.	(NAME) 15025 Ballancroft Pkwy 2nd Floor	
(ADDRESS) Antioch, TN 37013	(ADDRESS) Charlotte, NC 28277	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF Three Hundred Twenty-Nine Thousand And No/100 Dollars ($329,000.00), CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, MCCARLEY GOLDEN, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO CURTIS HALEY, AN UNMARRIED MAN AND MARK HALEY, AN UNMARRIED MAN, AS JOINT TENANTS WITH RIGHTS OF SURVIVORSHIP, 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. 920 on the plan of Mill Ridge Townhomes, a Horizontal Property Regime with Private Elements, created under Title 66, Section 27-101, et seq, as amended, Tennessee Code Annotated, as established by the Declaration of Covenants, Conditions and Restrictions for Mill Ridge Townhomes, a Horizontal Property Regime with Private Elements, of record in Instrument No. 201802220017114, Register's Office for Davidson County, Tennessee, including without limitation to the By-Laws appended thereto as Exhibit B. Reference is hereby made to the Plan of Mill Ridge Townhomes, shown on Exhibit C of the Declaration of Covenants of record in Instrument No. 201802220017114, said Register's Office, for a more complete description of said unit.

Being the same property conveyed to McCarley Jane Thomas, an unmarried woman by Special Warranty Deed from Craighead Partners, LLC, a Tennessee limited liability company, dated April 24, 2019, recorded April 26, 2019, of record in Instrument No. 20190426-0038305, Register's Office for Davidson

County, Tennessee. See also Scrivener's Affidavit of Correction of record in Instrument No. 20190712-0068045, Register's Office for Davidson County, Tennessee.

McCarley Jane Thomas now known as McCarley Golden by marriage to Andrew Golden
** Andrew Golden joins in this conveyance to relinquish any marital interest in property

unimproved ☐
This is improved ☒ property, known as 920 Governors Ct., Antioch, TN 37013
(House No.) (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.

THIS CONVEYANCE is made subject to all zoning ordinances, easements, and restrictions of record insofar as the same may lawfully affect the above-described property.

Witness our hands this 29th day of July 2025.

McCarley Golden

Andrew Golden

STATE OF TENNESSEE
COUNTY OF Williamsm

On this 29 day of July 2025, before me personally appeared McCarley Golden and Andrew Golden to me known to be the person(s) (or proved to me on the basis of satisfactory evidence) described in and who executed the foregoing instrument, and who acknowledged the execution of the same to be his/her/their free act and deed.

Witness my hand and official seal at Franklin, Tennessee this 29 day of July 2025.

Commission Expires:

LEAH A. TURNER
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 10-21-2028

Notary Public

TRUE COPY CERTIFICATION

I, Jennifer L. Pennell, 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 7/29/25 (date of document).

Jennifer L Pennell

7/30/25

Date

State of TENNESSEE
County of WILLIAMSON

Sworn to and subscribed before me on this 7/30, 2025.

Rachel K. Wilkie

Notary's Signature

My Commission Expires: 1/24/2028

Notary's Seal

RACHEL K. WILKIE
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 1-24-2028