Karen Johnson Davidson County
Batch# 1326722 DEEDWARR
09/25/2025 09:21:30 AM 3 pgs
Fees: $18.00 Taxes: $5,365.00
20250925-0076466

PREPARED BY (AND RETURN TO):

Ivey Title, LLC

104 Woodmont Boulevard, Suite 100
Nashville, TN 37205
Phone (615) 298-3312 - Fax (615) 292-8746

Christy Wilkins Ivey *Margaret H. Taylor*

Ivey Title, LLC Ref: (DL) Title No.: 64183
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	**RESPONSIBLE FOR TAX PAYMENT:**
Daniel Doyle Kylie Doyle 3297 Lealand Lane Nashville, TN 37204	Guild Mortgage Company 5887 Copley Drive San Diego, CA 92111

TAX MAP PARCEL NUMBERS: 11809000500

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$1,450,000.00**, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **John C. Slaughter and Laura Barrier Slaughter, husband and wife,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Daniel Doyle and Kylie Doyle, husband and wife,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee being Lot No. 1 on the Plan of Resubdivision of Lot 1 the Plan of Noelton of record in Instrument No. 20241121-0091015, Register's Office for said County, to which Plan reference is hereby made for a more complete description.

Being the same property conveyed to John C. Slaughter and Laura E. Barrier, husband and wife, by Warranty Deed from Rene Marois, an unmarried man, dated November 7, 2022 and recorded on November 10, 2022 of record in Instrument No. 20221110-0120721, Register's Office for Davidson County, Tennessee. Laura E. Barrier is now known as Laura Barrier Slaughter.

Description Reference: Described according to (or by reference to) the recorded subdivision Plan.

This conveyance is subject to: Taxes for 2025, and subsequent years; The Plan, with Owner's Certificate, of record in Instrument No. 20241121-0091015, said Register's Office, which Plan shows minimum building set back line and easement to which Plan reference is hereby made for a more complete description.

This is improved property, known as 3297 Lealand Lane, Nashville, TN 37204

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, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 22nd day of September, 2025.

John C. Slaughter

Laura Barrier Slaughter

State of Tennessee

County of Davidson

On this 22nd day of September, 2025, before me the undersigned authority, personally appeared John C. Slaughter and Laura Barrier Slaughter, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

MARGARET H. TAYLOR
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 5-8-2028

Notary

My Commission Expires:

State of Tennessee

County of Davidson

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $1,450,000.00.

Affiant

Sworn and subscribed before me this 22nd day of September, 2025.

APRIL SUMRULD
STATE OF TENNESSEE NOTARY PUBLIC
ROBERTSON COUNTY
MY COMMISSION EXPIRES 12-19-2028

Notary

My Commission Expires:

Tennessee Certification of Electronic Document

I, Steven T. Morris, 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 September 22, 2025.

Affiant Signature

24th day of September, 2025
Date

State of Tennessee

County of Davidson

Sworn to and subscribed before me this 24th day of September, 2025

Notary's Signature

MY COMMISSION EXPIRES: 1/24/2028

NOTARY'S SEAL

