Karen Johnson Davidson County
Batch# 1334868 DEEDWARR
10/16/2025 01:44:30 PM 3 pgs
Fees: $18.00 Taxes: $1,961.00
20251016-0082482

This instrument prepared by:
Midtown Title, LLC
1704 Charlotte Avenue, Suite 105
Nashville, TN 37203
File Number: 1-24844-DJ

STATE OF TENNESSEE
COUNTY OF Williamson

The actual consideration or value, whichever is greater, for this transfer is $530,000.00

Affiant

Subscribed and sworn to before me, this the 15th day of October, 2025.

Notary Public
My Commission Expires: 2.18.29

PATRICIA L. HURTT
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD
My Commission Expires 02/18/2029

Address New Owner(s)	Send Tax Bills To:	Map-Parcel Number(s)
Macy Renee Frick and David Garrison Frick 229 Dellrrose Drive Nashville TN 37214	NEW OWNER	084-15-0-051

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, I/we, **Charles L. Page and Erica N. Page, husband and wife**, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto **David Garrison Frick and Macy Frick, husband and wife,** hereinafter called the Grantee(s), 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 all of Lot No. 25, Plan of Donelson Meadows, according to survey and plat of same appearing of record in Book 1835, page 35, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description of said lot.

Being the same property conveyed to Charles L. Page and Erica N. Page, husband and wife by Warranty Deed from Nicole S. Rehberg and husband, William B. Rehberg, dated March 30, 2016, recorded March 31, 2016, of record in Instrument No. 20160331-0030323, Register's Office for Davidson County, Tennessee.

This is improved property located at: **229 Dellrose Drive, Nashville, TN 37214.**

This conveyance is made subject to 1) Property taxes for the year 2026 and thereafter, a lien not yet due and payable. The 2025 taxes have been prorated between the parties as of the date of this instrument, with the Grantee paying his/her/their prorated share thereof to the Grantor who will be responsible for payment of said taxes; 2) all applicable zoning ordinances; 3) utility, sewer, drainage and other easements of record; 4) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record; 5) building restrictions; and 6) other matters of public record.

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. Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 14th day of October, 2025.

GRANTOR:

Erica N. Page

Charles L. Page

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Erica N. Page and Charles L. Page, the within named bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she/they executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and seal at office this 14th day of October, 2025.

JIM MYERS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Notary Public
My Commission expires: 11-8-2028

Tennessee Certification of Electronic Document

I, Michelle W. Kendig, 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 10/14/25 (date of document).

Michelle W Kendig
Affiant Signature

10/15/25
Date

State of Tennessee
County of Williamson

Sworn to and subscribed before me this 15TH day of OCTOBER, 2025.

Patricia L Hurtt
Notary's Signature

My Commission Expires: 2/18/29

Notary's Seal

