Karen Johnson Davidson County
Batch# 1341922 DEEDWARR
11/04/2025 10:27:30 AM 3 pgs
Fees: $18.00 Taxes: $2,997.00
20251104-0087804

This instrument prepared by:
Noteworthy Title & Escrow, LLC
4235 Hillsboro Pike, Suite 300
Nashville, TN 37215

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $810,000.00.

Affiant

Subscribed and sworn to before me, this 23rd **day of October, 2025.**

Carmen Coats
Notary Public
My commission expires: 3/3/26

Address of New Owner:	Send Tax Bills to:	Tax Information
Sherry-Anne Thomas	New Owner	131 06 0H 006.00
809 Cherry Laurel Court Nashville, TN 37215		

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Sheldon Barnet Whitten-Vile and Carol Diane Whitten-Vile, Trustees of the Whitten-Vile Family Trust dated January 21, 2025,** hereinafter referred to as Grantor, has bargained and sold, and does hereby transfer and convey to **Sherry-Anne Thomas, an unmarried woman,** hereinafter called the Grantees, their successors 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 Lot No. 69 on the Plan of Final Plat of PHASE 1, VILLAGE OF CHERRY GLEN, a Planned Unit Development of record in Plat Book 9700, Page 66, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Sheldon Barnet Whitten-Vile and Carol Diane Whitten-Vile, husband and wife, by Warranty Deed from John Franklin Swygert, III, Executor of the Estate of Jettie P. Swygert, of record in Instrument No. 20211022-0141934, in the Register's Office of Davidson County, Tennessee, dated October 14, 2021, and recorded on October 22, 2021.

Being the same property conveyed to Whitten-Vile Family Trust, dated January 21, 2025, by Quitclaim Deed from Sheldon Barnet Whitten-Vile and Carol Diane Whitten-Vile, husband and wife, of record in Instrument No. 20250121-0004665, in the Register's Office of Davidson County, Tennessee, dated January 21, 2025, and recorded on January 21, 2025.

This property is improved property known as 809 Cherry Laurel Court, Nashville, TN 37215.

This conveyance is further subject to (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws,

restrictions, declarations and easements of record, (4) building restrictions, and (5) 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 Grantee, its heirs, successors and assigns, forever. Grantor covenants with 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 does further covenant and bind himself, his heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to said Grantee, its 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 23 day of October, 2025.

Whitten-Vile Family Trust dated January 21, 2025

By: _____
Sheldon Barnet Whitten-Vile, Trustee

By: _____
Carol Diane Whitten-Vile, Trustee

Acknowledgment

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Sheldon Barnet Whitten-Vile and Carol Diane Whitten-Vile, Trustees of Whitten-Vile Family Trust dated January 21, 2025, the herein bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument in their capacity as trustees on behalf of said trust for the purposes therein contained

Witness my hand ~~and seal~~ this 23 ~~day~~ of October, 2025.

_____
Notary Public
Commission expiration date: 09/07/26

BRIAN PAYNE
STATE OF TENNESSEE
NOTARY PUBLIC
COUNTY OF DAVIDSON

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 October 23. 2025.

Affiant Signature

28th day of October, 2025
Date

State of Tennessee

County of Davidson

Sworn to and subscribed before me this 28th day of October, 2025

Notary's Signature

MY COMMISSION EXPIRES: 1/24/2028

NOTARY'S SEAL

