Karen Johnson Davidson County
Batch # 1346905 DEEDWARR
11/17/2025 09 33 48 AM 4 pgs
Fees $22 00 Taxes $0 00
20251117-0091253

Prepared by and return to
PATTERSON BRAY PLLC
8001 Centerview Parkway, Ste 103
Memphis, Tennessee 38018
(901) 372-5003

Map & Parcel: 103 02 0 156.00

WARRANTY DEED

Property Address & New Owner
DAVID A. BLOODWORTH or
VIRGINIA K. BLOODWORTH, Trustees of the
BLOODWORTH REVOCABLE LIVING TRUST
292 White Bridge Pike
Nashville, TN 37209

Mail Tax Statement to
David A. Bloodworth
Virginia K. Bloodworth
1324 Forrest Park Drive
Nashville, TN 37205

The **GRANTORS, DAVID BLOODWORTH and wife, VIRGINIA BLOODWORTH,** as tenants by the entirety, for and in consideration of Ten Dollars ($10.00), cash in hand paid, together with other good, valuable, and satisfactory consideration, the receipt of all of which is hereby acknowledged, do hereby bargain, sell, convey, and confirm the below-described property to:

DAVID A. BLOODWORTH or VIRGINIA K. BLOODWORTH,
Trustees of the BLOODWORTH REVOCABLE LIVING TRUST,
dated November 7, 2025

The BLOODWORTH REVOCABLE LIVING TRUST is a trust qualifying under Tenn. Code Ann. § 35-15-510, or any amendment thereto, as a "Tenancy by the Entirety Trust" designated to receive and own property titled as tenancy by the entirety prior to a transfer to the trust.

Said real estate is located in Davidson County, Tennessee, and is more particularly described as follows, to-wit:

BEING A TRACT LYING IN THE 24TH COUNCIL DISTRICT DAVIDSON COUNTY, TENNESSEE, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT AN IRON PIN (EXISTING) BEING THE SOUTHWEST CORNER OF A TRACT OWNED BY BRAXTON BRADLEY, AS OF RECORD IN INSTRUMENT NO. 20041109-0135146 R.O.D.C.T, AND BEING THE NORTHEAST CORNER OF THIS TRACT, THENCE: SEVERING THE PROPERTY OF RJC PROPERTIES, LLC, AS OF RECORD IN INSTRUMENT NO. 20121102-0100790 R.O.D.C.T., S 05 DEGREES 29 MINUTES 18 SECONDS E, 48.33' TO AN IRON PIN (SET), THENCE: N 82 DEGREES 01 MINUTES 37 SECONDS W, 88.38' TO A POINT, THENCE: N 07 DEGREES 03 MINUTES 58 SECONDS W, 50.00' TO AN IRON PIN (EXISTING), THENCE: WITH A NEW LINE, S 81 DEGREES 12 MINUTES 35 SECONDS E, 90.11' TO THE POINT OF BEGINNING CONTAINING

0.0974 ACRES MORE OR LESS AS PER A SURVEY BY C&K SURVEYS LLC, DATED JULY 30, 2013.

NOTE: THE ABOVE DESCRIBED TRACT OF LAND IS NOW A PORTION OF LOT 1, FINAL PLAT RE-SUBDIVISION OF A PORTION OF LOT 25 ON THE MAP OF THE C.C. VERNON FARM, AS SHOWN OF RECORD IN INSTRUMENT NO. 20131014-0107224, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

Being the same property conveyed to DAVID BLOODWORTH and wife, VIRGINIA BLOODWORTH, by Warranty Deed of record at Instrument No. 20131024-0110735 in the Register's Office for Davidson County, Tennessee.

This conveyance is made subject to any and all existing easements and restrictions as shown of record including those shown on plat in instrument No. 20131014-0107224.

TO HAVE AND TO HOLD the aforesaid real estate together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said Trustees or any Successor Trustees and assigns in fee simple forever.

The Grantors do hereby covenant with said Trustees or any Successor Trustees that they are lawfully seized in fee of the aforedescribed real estate; that they have a good right to sell and convey the same; and that they warrant and will forever defend against the lawful claims of all persons the title and quiet possession thereto.

SAID TRUSTEES OR ANY SUCCESSOR TRUSTEES TO HAVE the full power to sell, mortgage, rent, lease and convey, without the purchaser, lender, mortgagee, or tenant being required to see to the distribution and application of any proceeds of sale, loan or rent.

No abstract or survey was furnished for preparation of this instrument. The preparer of this deed makes no representation as to the status of title to the property described hereto. This deed has been prepared solely from information furnished to the preparer, who makes no representation whatsoever other than it has been accurately transcribed from the information provided.

IN TESTIMONY WHEREOF, this instrument has been executed this 7th day of November, 2025, by the undersigned.

DAVID BLOODWORTH

VIRGINIA BLOODWORTH

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Before me, a Notary Public in and for said state and county, duly commissioned and qualified, personally appeared **DAVID BLOODWORTH** and **VIRGINIA BLOODWORTH**, to me known to be the persons described in (or proved to me on the basis of satisfactory evidence) and who executed the foregoing instrument, and acknowledged that they executed the same as a free act and deed.

WITNESS my hand and Notarial Seal at office this 7th day of November, 2025.

NOTARY PUBLIC

My Commission Expires: _____

LARRY R. BRAY
STATE OF TENNESSEE NOTARY PUBLIC
SHELBY COUNTY
MY COMMISSION EXPIRES 2-14-2028

THIS TRANSFER IS EXEMPT FROM THE PAYMENT OF ANY TRANSFER TAX AS PROVIDED IN TENN. CODE ANN. § 67-4-409(a)(1)(C)(vi).

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

I hereby swear or affirm that to the best of affiant's knowledge, information and belief, the actual consideration for this transfer is Ten Dollars ($10.00).

AFFIANT

Subscribed and sworn to before me this 7th day of November, 2025.

NOTARY PUBLIC

My Commission Expires: _____

LARRY R. BRAY
STATE OF TENNESSEE NOTARY PUBLIC
SHELBY COUNTY
MY COMMISSION EXPIRES 2-14-2029