Karen Johnson Davidson County
Batch# 1352846 DEEDWARR
12/02/2025 12:46:30 PM 3 pgs
Fees: $18.00 Taxes: $1,535.50
20251202-0095466

Prepared By & Return To:
City Title, LLC
301 Plus Park Boulevard
Ste. 502
Nashville, TN 37217
CT-25-5646

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $415,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME
THIS 24th day of November, 2025

Notary Public

Commission Expires: 05-09-2026

TUWANA J. BRYANT
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMM. EXPIRES 05/09/2026

Address of New Owner	Send Tax Bills To:	Map & Parcel
Jaryn Toms 7543 Cash Crossing Court Antioch, TN 37013	New owner c/o Hope FCU 4 Old River Pl Jackson, MS 39202	176-06-0A-162.00-CO

WARRANTY DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I/WE, **Erica Barlow and Michael Barlow, husband and wife and Susan Miller, a married woman** HEREINAFTER REFERRED TO AS THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Jaryn Toms, unmarried woman

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 all Lot No. 162 on the Plan of Final Subdivision Plat, Heritage Landing-Phase 3 of Instrument Number 20220215-0017446, 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 Erica Barlow and Michael Barlow, husband and wife and Susan Miller, a married woman, as Joint Tenants with Rights of Survivorship by Special Warranty Deed from D.R. Horton, Inc., a Delaware Corporation of record in Instrument No. 20220830-0097834 Register's Office for Davidson County, Tennessee, dated August 30, 2022 and recorded on August 30, 2022.

The subject property is neither the principal residence of Susan Miller nor her spouse or any dependant.

THIS CONVEYANCE IS MADE SUBJECT TO: (1) all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record; (2) any and all applicable governmental and/or zoning regulations; (3) taxes which have been pro-rated as of the date of closing and assumed by the Grantee herein.

The foregoing legal description is the same as contained in the resource of title shown above.

This is improved property known as: 7543 Cash Crossing Court, Antioch, TN 37013

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 so 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.

Dated this the 24th day of November, 2025.

Erica Jane Barlow

Michael Thomas Barow

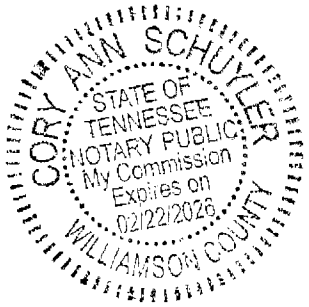
Susan Miller

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 24th day of November, 2025, before me personally appeared Erica Jane Barlow, Michael Thomas Barow and Susan Miller, to me known to be the persons described in and who executed the foregoing instrument, and acknowledged that such persons executed the same as such persons' free act and deed.

Witness my hand, at office, this 24th day of November, 2025.

Notary Signature
My commission expires:



Certificate of Authenticity

I, **Jennifer Chandler -Cole**, do hereby make an 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 11/24/2025

Name: **Jennifer Chandler -Cole**
Title: **Authorized Agent**

Date 11/24/25

STATE OF Tennessee
COUNTY OF **Davidson**

Sworn to and subscribed before me on 11/24/25

Notary Public: **Tuwana J. Bryant**

