THIS INSTRUMENT WAS PREPARED BY and
PLEASE RETURN TO:

W. AARON FORTNER, PLLC
810 CRESCENT CENTRE DRIVE, SUITE 110
FRANKLIN, TENNESSEE 37067

Karen Johnson Davidson County
Batch# 1353840 DEEDWARR
12/04/2025 11:54:30 AM 3 pgs
Fees: $18.00 Taxes: $1,905.50
20251204-0096486

WARRANTY DEED

Address of New Owners:	Send Tax Bills To:	Tax ID No.:
Charles C. Voorhis, IV 8901 Griffith Road Nashville, TN 37221	SAME AS NEW OWNER	155-00-0-201.00

For and in consideration of the sum of Ten Dollars, cash paid in hand by the hereinafter named Grantees, and for other good and valuable consideration, the receipt of which is hereby acknowledged, we, **George F. Bartlett, Jr. and Bethany D. Bartlett, husband and wife**, hereinafter called the Grantors, have bargained and sold, and by these presents do hereby transfer and convey unto **Charles C. Voorhis, IV**, hereinafter called the Grantees, their heirs, successors, and assigns, the following described Real Property in **Davidson County**, State of Tennessee, described as follows, to wit:

Being a tract of land as shown on Map 155, Parcel 201, Assessor's office, and lying in Davidson County, Nashville, Tennessee. Bounded in general by Lewis Road on the South; Leroy Jones on the West; Harold L. Moses on the North; James A. Slaughter, Jr. on the East, more particularly described as follows:

Beginning at an iron pin set on the north margin of Griffith Road (25' from the center) located North 89 degrees 49 minutes 56 seconds West 961.48 feet from the centerline intersection of Lewis Road and Griffith Road, and being the southwest corner of James A. Slaughter, Jr. (Ref. instrument No. 20010717, page 0075467, R.O.D.C.); thence leaving Slaughter and with the north margin of Griffith Road with a curve to the right having the following characteristics: Delta = 02 degrees 28 minutes 47 seconds; Radius = 1178.17 feet; Arc = 50.99 feet; Tangent = 25.50 feet; Chord = North 69 degrees 01 minutes 37 seconds West 50.99 feet to an iron pin set; thence North 67 degrees 47 minutes 14 seconds West 150.39 feet to an iron pin set, the southeast corner of Leroy Jones (Ref. Instrument #20010502, page 0045094, R.0.D.C.); thence leaving Griffith Road and with Jones' east line North 00 degrees 05 minutes 35 seconds West 1126.72 feet to an iron pin set 20 feet North of a fence in the south line of Harold L. Mosses (Ref. Deed Book 9587, page 432, R.0.D.C.) (located South 89 degrees 19 minutes 41 seconds East 687.00 feet from Moses' southwest corner; thence with Moses' south line South 89 degrees 19 minutes 41 seconds East 351.96 feet to an iron pin set in a drain, the northwest corner of the aforementioned James A. Slaughter, Jr.; thence leaving Moses and with Slaughter's west line South 07 degrees 45 minutes 46 seconds West crossing the fence at 20 feet in all 1208.77 feet to the point of beginning, containing 7.26 acres, more or less, according to a survey by Randolph L. Chapdelaine, RL.S #1444, 7376 Walker Road, Fairview, TN 37062, dated April 25, 2002.

Being the same property conveyed to George Bartlett, Jr. and wife Bethany Bartlett, by Warranty Deed from Hazel Lewis Frierson, Trustee/Executrix of the Estate of Tom Lewis, Jr., exercising the full power and authority vested in her, and Sandra Denise Johnson, beneficiary under the Last Will and Testament of Tom Lewis, Jr., of record in Instrument No.. 20020628-0078030, dated June 21, 2002, recorded on 6/28, 2002 and re-recorded on July 15, 2002. at Instrument no. 20020715-0084369, Register's Office for Davidson County, Tennessee.

This property is commonly known as 8901 Griffith Road, Nashville, TN 37221*
*Note that a street address is not, and is not part of a legal description.

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) any building restrictions, (5) any unrecorded easements, or those imposed by operation of law, and (6) all 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, forever. GRANTOR covenants with said GRANTEE that it is

lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise set out herein. GRANTOR does further covenant and bind itself, its heirs and representatives, to warrant and forever defend the title to the said land to the GRANTEE, its successors 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 our hands, this 26 **day of November, 2025**:

George F. Bartlett Jr.
George F. Bartlett Jr.

Bethany D. Bartlett
Bethany D. Bartlett

STATE OF TENNESSEE

COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **George F. Bartlett Jr.** and **Bethany D. Bartlett,** the bargainors, 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 for the purposes therein contained.

Witness my hand and official seal, this 26 day of **November, 2025:**

W. AARON FORTNER STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF WILLIAMSON MY COMM. EXPIRES MAY 9TH, 2026

Notary Public

My Commission Expires: _____

STATE OF TENNESSEE

COUNTY OF Williamson

THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS **$515,000.00**:

Affiant

SWORN AND SUBSCRIBED TO BEFORE ME, THIS THIS 26 DAY OF **November, 2025**:

Notary Public

My Commission Expires: _____

W. AARON FORTNER STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF WILLIAMSON MY COMM. EXPIRES MAY 9TH, 2026

Certificate of Authenticity
for Electronically Filed Document

I, W. Aaron Fortner, 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 11/26/2025 (date of document).

Date: 12/4/2025

Affiant Signature

State of Tennessee)
)
County of Williamson)

Sworn to and subscribed before me this 4th day of December, 2025.

Notary's Signature

LORI C. WARREN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
MY COMM. EXPIRES JUNE 14, 2026

MY COMMISSION EXPIRES: _____