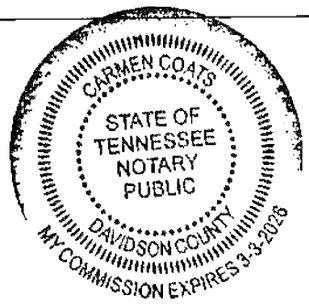
Karen Johnson Davidson County
Batch# 1355680 DEEDWARR
12/09/2025 07:56:30 AM 3 pgs
Fees: $18.00 Taxes: $2,053.50
20251209-0097700

Warranty Deed



STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $555,000.00.

Affiant

Subscribed and sworn to before me, this the 2nd day of December, 2025.

Notary Public

My commission expires: 3/3/26

THIS INSTRUMENT WAS PREPARED BY
WAGON WHEEL TITLE
204 SOUTH 11TH STREET
NASHVILLE, TN 37206
615.650.5100

Address of New Owner(s) as follows:	Send Tax Bills To:	Map/Parcel Numbers:
Robert Michael Wilson and Kathryn Jackson Scholl	Old National Bank	147-01-0-099.00
358 Binkley Drive	101 Northwest Fourth	
Nashville, TN 37211	Evansville, IN 47708	

FOR AND IN CONSIDERATION OF THE SUM OF ONE DOLLAR ($1.00), CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I/WE, **CATHERINE ANDREWS NKA CATHERINE BURKHOLDER AND PAUL BURKHOLDER, WIFE AND HUSBAND**, HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **ROBERT MICHAEL WILSON, A SINGLE MAN, AND KATHRYN JACKSON SCHOLL, A SINGLE WOMAN, AS JOINT TENANTS WITH RIGHT OF SURVIVORSHIP**, HEREINAFTER CALLED THE GRANTEE(S), HIS/HER/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 Lot No. 458 on the Plan of Caldwell Hall, Section VI, of record in Plat Book 2900, Page 148, 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 Catherine Andrews, a single woman and Paul Burkholder, a single man, as tenants in commons with right of survivorship by Warranty Deed from Raymond C. Bateman, a single man of record in Instrument No. 20191118-0118617 Register's Office for Davidson County, Tennessee, dated November 12, 2019 and recorded on November 18, 2019. Catherine Andrews being now known as Catherine Burkholder.

This conveyance is subject to all restrictions, easements and planning documents of record, and current year's taxes and subsequent years, a lien due and payable but not yet delinquent.

The address of the herein described property is believed to be 358 Binkley Drive, Nashville, TN 37211, but such address is not part of the legal description of the property herein and in the event of any discrepancy, the legal description herein shall control.

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(S), his/her/their heirs and assigns forever; and I/we do covenant with the said GRANTEE(S) that I/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 I/we do further covenant and bind myself/ourselves, my/our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE(S), his/her/their heirs and assigns, against the lawful claims of all persons whomsoever.

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

WITNESS MY/OUR HANDS EFFECTIVE AS OF THE 2nd day of December, 2025.

Catherine Burkholder

Paul Burkholder

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named Catherine Burkholder and Paul Burkholder, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal this 2nd day of December, 2025.

Notary Public

My Commission Expires:

3-3-26

J. BRANDON MILLER
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 3-3-2026

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 12-2-2025.

Affiant Signature

8th day of December, 2025
Date

State of Tennessee

County of Davidson

Sworn to and subscribed before me this 8th day of December, 2025

Notary's Signature

MY COMMISSION EXPIRES: 1/24/2028

NOTARY'S SEAL

