PREPARED BY (AND RETURN TO):
Ivey Title, LLC

104 Woodmont Boulevard, Suite 100
Nashville, TN 37205
Phone (615) 298-3312 - Fax (615) 292-8746

Christy Wilkins Ivey

Margaret H. Taylor

Karen Johnson
Batch # 1358731
12/16/2025 02:16:39 PM
Fees: $13.00 Taxes: $1,498.50

Davidson County
DEEDWARR
2 pgs

20251216-0100036

Ivey Title, LLC Ref: (LM) Title No.: 64280
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	**RESPONSIBLE FOR TAX PAYMENT:**
The Doreen Ann Penfil Trust, U/A dated February 13, 2008 617 Whispering Hills Dr Nashville, TN 37211	New Owner

TAX MAP PARCEL NUMBERS: 14711000100

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$405,000.00**, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **William Grant White and Maria Caprio White, husband and wife**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Doreen Ann Penfil, as Trustee of The Doreen Ann Penfil Trust, U/A dated February 13, 2008** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, being Lot No. 30 on the Plan of Parkview Estates, Section One, of record in Book 3300, page 87, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to William Grant White and Maria Caprio White, husband and wife, by Warranty Deed from Jacqueline Ruth Brown Huffaker and Jonathan Wesley Huffaker, wife and husband, dated September 19, 2022, and recorded on September 20, 2022, of record in Instrument No. 20220920-0104499, Register's Office for Davidson County, Tennessee.

Description Reference: Described according to (or by reference to) the recorded subdivision Plan.

This conveyance is subject to: Taxes for 2026, and subsequent years; The Plan, with Owner's Certificate, of record in Book 3300, page 87, said Register's Office, which Plan shows minimum building setback lines and easements to which plan reference is hereby made for a more complete description.

This is improved property, known as 617 Whispering Hills Drive, Nashville, TN 37211

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, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said 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 FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 12th day of December, 2025.

William Grant White

Maria Caprio White

State of Tennessee

County of Davidson

On this 12th day of December, 2025, before me the undersigned authority, personally appeared William Grant White and Maria Caprio White, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

MARGARET H. TAYLOR STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES 5-6-2028

Notary

My Commission Expires: _____

State of Tennessee

County of Davidson

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $405,000.00.

Affiant

Sworn and subscribed before me this 12th day of December, 2025.

Notary

My Commission Expires: _____

ELIZABETH ANNE MINGUS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES SEPTEMBER 07, 2026