

STATE OF TENNESSEE
COUNTY OF WILSON
THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $305,000.00.

Darla Graham Johnson
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE, THIS THE 7th day of January, 2026.

NOTARY PUBLIC

My commission expires: 7-3-26

Karen Johnson Davidson County
Batch# 1367684 DEEDWARR
01/08/2026 02:54:30 PM 3 pgs
Fees: $18.00 Taxes: $1,128.50
20260108-0001893

THIS INSTRUMENT PREPARED BY & RETURN TO:
Birthright Title, LLC
Celia Stewart Rouse, Attorney-at-Law
2800 N. Mt. Juliet Road
Mt. Juliet, TN 37122

NAME & ADDRESS OF PROPERTY OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBERS:
Darla Graham Johnson	New Owner	064-13-0B-069.00 CO
(NAME)	(NAME)	
601 Laurel Hill Drive		
(ADDRESS)	(ADDRESS)	
Old Hickory, TN 37138		

Warranty Deed

For and in Consideration of the sum of $10.00 cash in hand paid by the hereinafter named grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, I/we **Jill P. Pointer and Allen Pointer, wife and husband,** hereinafter called the **GRANTOR(S)**, have/has bargained and sold, and by these presents do transfer and convey unto **Darla Graham Johnson**, hereinafter called the **GRANTEE(S)**, his/her/their successors and assigns, a certain tract or parcel of land, situated in Davidson County, Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being Unit No. 601, as shown on the plan of Laurel Hill Courtyard Homes, a Horizontal Property Regime, established by the Master Deed of record in Plat Book 7466, Page 438, as amended in Plat Book 7717, Page 82, and restated in Plat Book 8199, Page 779, and on the plan of record in Plat Book 6900, Page 573, all in the Register's Office for Davidson County, Tennessee, together with an undivided percentage interest in all the common areas/elements appurtenant to said Unit as set forth in the Master Deed, reference to which is hereby made for a more complete and detailed description of the Unit, the rights and obligations of the Declarant and the Unit Owners, and the By-Laws of the Association of Owners.

Being the same property conveyed to JILL P. POINTER AND ALLEN POINTER, WIFE AND HUSBAND, by deed from ELLEN LEA ABBOTT, FORMERLY KNOWN AS ELLEN LEA JONES, of record as Instrument No. 20130703-0069036, dated June 28, 2013, said Register's Office.

This property is __unimproved _X_improved property known as: 601 Laurel Hill Drive, Old Hickory, TN 37138.

PROPERTY TAXES for the current year shall be prorated as of date of deed.

TO HAVE AND TO HOLD said property, together with any and all appurtenances and improvements thereunto, belonging to the said Grantee, his heirs and assigns, in fee simple, forever.

GRANTOR covenants with said Grantee that Grantor is lawfully seized and possessed of said property; that Grantor has a good and lawful right to make this conveyance; that the same is free, clear and unencumbered, except as noted herein; and Grantor will forever warrant and defend the title thereto against the lawful claims of all persons whomsoever.

This conveyance is made subject to any and all easements and rights-of-way, public and private, as may be shown of record in the Register's Office for Davidson County, Tennessee, as well as those found upon inspection of the premises. This conveyance is further made subject to any and all matters shown on the plat of record in the office of the Register of Deeds where the real property is situated.

Witness our hands this 7th day of January, 2026.

Jill P. Pointer

Allen Pointer

STATE OF TENNESSEE
COUNTY OF WILSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Jill P. Pointer and Allen Pointer, the herein bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 7th day of January, 2026.

Notary Public
My Commission Expires:

MORGAN O'NEILL
STATE OF TENNESSEE NOTARY PUBLIC
My Commission Expires May 31, 2026
WILSON COUNTY

Certificate of Authenticity

I, Holly A. Mason, 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 January 7, 2026.

Affiant Signature

1/7/26
Date

State of Tennessee
County of Davidson

Sworn to and subscribed before me this 7 day of January, 2026.

Notary's Signature (Notary Seal)

My Commission Expires: 9/7/2026

ASHLEE D. PAGE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY