This instrument prepared by:
Momentum Title, LLC
2500 21st Avenue South
Suite #102
Nashville, TN 37212
File Number: 4-8144-AJ

Karen Johnson Davidson County
Batch# 1386540 DEEDWARR
02/27/2026 12:36:30 PM 3 pgs
Fees: $18.00 Taxes: $1,211.20
20260227-0015699

STATE OF TENNESSEE
COUNTY OF Shelby

The actual consideration or value, whichever is greater, for this transfer is $327,350.00.

2-25-26
Affiant

Subscribed and sworn to before me, this the 26th day of February, 2026.

Notary Public
My Commission Expires: 6/6/29

DANIEL L. STEPHENS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF SHELBY
My Comm. Expires 6/6/2029

Address New Owner(s)	Send Tax Bills To:	Map-Parcel Number(s)
Daniel Creech 3075 Harpeth Springs Dr Nashville, TN 37221	New Owner	141 06 0D 037.00

WARRANTY DEED

For valuable consideration, the receipt of which is hereby acknowledged, **Lori H. Wimberley and David E. Wimberley, wife and husband** (individually and/or collectively, "Grantor"), transfer and convey unto **Daniel Creech** (individually and/or collectively, "Grantee"), a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being Unit No. 37 on the plan of RIVERBRIDGE COMMUNITY, a Planned Unit Development of record in Instrument No. 20030213-0019999, Register's Office for said County to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Lori H. Wimberley and David E. Wimberley, Wife and Husband, by Warranty Deed from Mary Allison Thomas, An Unmarried Woman, of record in Instrument No. 20180416-0035674, in the Register's Office of Davidson County, Tennessee, dated April 13, 2018 and recorded on April 16, 2018.

This is improved property located at: **3075 Harpeth Springs Drive, Nashville, TN 37221**

This conveyance is made subject to 1) property taxes for the year 2026 a lien not yet due and payable. Said taxes have been prorated between the parties as of the date of this instrument, with the Grantor paying the prorated share thereof to the Grantee who will be responsible for payment of said taxes; 2) all applicable zoning ordinances; 3) utility, sewer, drainage and other easements of record; 4) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record; 5) building restrictions; and 6) 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, their heirs and assigns forever; and I/we do covenant with the said Grantee 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 I/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 Grantee, their heirs and assigns, against the lawful claims of all persons whomsoever. Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 25th day of February, 2026.

GRANTOR:

Lori H. Wimberley

David E. Wimberley

STATE OF Tennessee
COUNTY OF Shelby

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Lori H. Wimberley and David E. Wimberley, the within named bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she/they executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and seal at office this 25th day of February, 2026.

DANIEL L. STEPHENS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF SHELBY
My Comm. Expires 6/6/2029

Notary Public
My Commission expires: 6/6/29

TRUE COPY CERTIFICATION

I, Jennifer L. Pennell, 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 Feb 25, 26 (date of document).

Jennifer Pennell

Feb 26, 26

Date

State of TENNESSEE
County of WILLIAMSON

Sworn to and subscribed before me on this Feb 26, 2026.

Notary's Signature

My Commission Expires: _____

DAVID P. WEBBER
TENNESSEE
NOTARY
PUBLIC
My Comm Exp.
October 20, 2026
COUNTY OF WILLIAMSON

Notary's Seal