WARRANTY DEED

(SEAL)

Karen Johnson Davidson County
Batch# 1400521 DEEDWARR
04/02/2026 12:45:30 PM 3 pgs
Fees: $18.00 Taxes: $4,809.63
20260402-0026518

File #26-DW-2007-C

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $1,299,900.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE ____ DAY OF April, 2026.

Notary Public
MY COMMISSION EXPIRES:

TAMMY L CARNEY STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY My Commission Expires 10-22-2029

THIS INSTRUMENT WAS PREPARED BY AND RETURN TO

Carney Title, LLC
400 Overbeck Lane, Suite 101
Nashville, TN 37204
(615) 864-0770

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP/PARCEL NUMBER (S)
Andrew Prince and Nora Prince	**Mutual of Omaha Mortgage, Inc c/o LoanCare LLC**	
(NAME)	(NAME)	**094 02 0 216.00**
1608 Long Avenue	**PO Box 202049**	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37206	**Florence, SC 29502**	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged,

WILLIAM LEE CRUMP, III AND CAROL JACOBS CRUMP, HUSBAND AND WIFE,

hereinafter called the Grantor(s), has/have bargained and sold, and by these presents do/does transfer and convey unto

ANDREW PRINCE AND NORA PRINCE, HUSBAND AND WIFE,

hereinafter called the Grantee(s), his/her/its/their heirs, successors and assigns, that certain tract or parcel of land in **DAVIDSON** COUNTY, STATE OF **TENNESSEE**, described as follows, to wit:

Land in Davidson County, Tennessee, being Southerly 165 feet of Lot 18 on the Plan of UNITED ELECTRIC RAILWAY COMPANY'S ADDITION of record in Plat Book 161, Page 8, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Said part of Lot No. 18 fronts 50 feet on the Northerly side of East Side, formerly Ashworth Avenue, and runs back between parallel lines 165 feet to a dead line.

Being the same property conveyed to William Lee Crump III and Carol Jacobs Crump, husband and wife, by Warranty Deed from Aerial Infill, LLC, of record in Instrument No. 20181025-0105989, in the Register's Office of Davidson County, Tennessee, dated October 24, 2018 and recorded on October 25, 2018.

This conveyance is subject to:
* Property Taxes for the year 2026 and all subsequent years.
* Liability as to taxes resulting from supplemental, revised or correction assessments pursuant to the provisions of Tennessee Code Ann _ 67-5-603, et seq.
* Restrictions, dedications, conditions, reservations, easements and other matters shown on the plat of UNITED ELECTRIC RAILWAY COMPANY'S ADDITION, as recorded in Plat Book 161, Page(s) 8.
* No coverage is provided as to the amount of acreage or square footage of the land.
* Any and all existing easements and restrictions as shown of record not stated herein

This is ____ **unimproved** __X___ **improved** property known as: **2007 Eastside Avenue, Nashville, TN 37206**.

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), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 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(S), their heirs 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 my/our hand(s) this the 1st day of April, 2026.

William Lee Crump, III

Carol Jacobs Crump

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 1st day of April, 2026, before me personally appeared William Lee Crump, III, to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that such person (or persons) executed the same as such person's (or persons') free act and deed.

Witness my hand, at office, this 1st day of April, 2026.

Notary Signature
My commission expires:

JOHN W BISHOP
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 08-10-2027

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 1st day of April, 2026, before me personally appeared Carol Jacobs Crump, to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that such person (or persons) executed the same as such person's (or persons') free act and deed.

Witness my hand, at office, this 1st day of April, 2026.

Notary Signature
My commission expires:

JOHN W BISHOP
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 08-10-2027

True Copy Certification

I, **Denise Woods,** 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 this the 1 day of April, 2026.

Denise Woods
Affiant Signature
Date 4-1-2026

State of TENNESSEE
County of DAVIDSON

Sworn to and subscribed before me this the 1 day of April, 2026.

Notary's Signature
MY COMMISSION EXPIRES: _____

JOHN W BISHOP
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 08-10-2027