THIS SPACE PROVIDED FOR RECORDER'S USE ONLY:

Karen Johnson
Batch # 1405660
04/15/2026 08:32:17 AM
Fees: $17.00 Taxes: $0.00
Davidson County
DEEDWARR
3 pgs
20260415-0030554

WHEN RECORDED RETURN TO:
Bettye W. Harwell
7158 Willow Creek Drive
Nashville, Tennessee 37221

WARRANTY DEED

THE GRANTOR(S):

BETTYE WASHINGTON HARWELL, a single person, 7158 Willow Creek Drive, Nashville, Davidson County, Tennessee 37221,

for and in consideration of: One Dollar ($1.00) and other good and valuable consideration grants to

THE GRANTEE(S):

REVOCABLE LIVING TRUST OF BETTYE W. HARWELL, Bettye W. Harwell, TRUSTEE, 7158 Willow Creek Drive, Nashville, Davidson County, Tennessee 37221,

all of Grantor's right, title and interest in the following real property situated in the City of Nashville, in the County of Davidson, State of Tennessee described as follows:

Being land in Davidson County, Tennessee identified as Reserved Parcel "B"on the Plan of Section II, Valley West, of Record in Book 3600, Page 86, Registrar's Office for Davidson County, Tennessee, described as follows:

Said Reserved Parcel "B" fronts 30.92 feet on the westerly side of Willow Creek Drive and extends back between parallel lines 161.57 feet to a line on which it measures 52.53 feet thereon;

Being the same property conveyed to John Sidney Harwell and wife Bettye Washington Harwell by Deed of Record on Deed Book 5575, Page 605, Registrar's Office for Davidson County, Tennessee;

Being the same property conveyed to Bettye Washington Harwell by Order of the Fourth Circuit Court for Davidson County, Tennessee on Deed Book 7234, Page 46, Registrar's Office for Davidson County, Tennessee;

Being the same property assigned Tax Parcel No. 14207000400 by the Assessor's Office for Metropolitan Nashville and Davidson County, Tennessee.

Subject to existing taxes, assessments, liens, encumbrances, covenants, conditions, restrictions, rights of way and easements of record as of the date of this Deed, Grantor hereby covenants with the Grantee that Grantor is lawfully seized in fee simple of the above-granted premises and has good right to sell and convey the same; and that Grantor, her heirs, executors and administrators warrant and shall defend the title of the above-granted premises unto the Grantee, its heirs, successors and assigns against all lawful claims whatsoever.

Effective immediately, the name and address of the party responsible for paying property taxes on the above-granted premises is as follows:

REVOCABLE LIVING TRUST OF BETTYE W. HARWELL, Bettye W. Harwell, TRUSTEE, 7158 Willow Creek Drive, Nashville, Davidson County, Tennessee 37221.

Deed Drafted By: Janis L. Harwell, c/o 7158 Willow Creek Drive, Nashville, Tennessee 37221.

Grantor Signature:

DATED: December 10, 2023

Bettye W Harwell

Bettye Washington Harwell
7158 Willow Creek Drive
Nashville, Tennessee 37221

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I, Affiant, hereby swear or affirm that to the best of my knowledge, information, and belief, the actual consideration for this transfer is $1.00.

DATED: December 10, 2023

Janis L. Harwell

Affiant

Affiant's Name: Janis L. Harwell

STATE OF TENNESSEE, COUNTY OF DAVIDSON, ss:

On this 10 day of December, 2023, before me personally appeared Bettye Washington Harwell and Janis L. Harwell, to me known to be the persons described in and who executed the foregoing instrument, and acknowledged that they executed same as their free act and deed.

Lynn M. Clements

Notary Public

Signature of person taking acknowledgment

LYNN M. CLEMENTS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

Title (and Rank)

My commission expires 5/05/2025