Karen Johnson Davidson County
Batch# 1408302 DEEDQC
04/20/2026 10:27:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20260420-0032075

STATE OF TENNESSEE }
COUNTY OF Wilson }

THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $-0-.

Henry Taylor
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE, THIS THE 17 DAY OF April, 2026.

Caleb M Shuler
NOTARY PUBLIC

My Commission expires: 6/23/2029

CALEB M. SHULER
STATE OF TENNESSEE NOTARY PUBLIC
WHITE COUNTY

THIS INSTRUMENT PREPARED BY

Stanton H. McDonald, Jacob Title, LLC
2101 Clinton Avenue West, Suite 301
Huntsville, AL 35805
(256) 882-5673
stan@jacobtitle.com

NAME & ADDRESS OF PROPERTY OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBERS:
Henry Taylor and Eva H. Taylor 6812 Elizabeth Glade Drive Hermitage, TN 37076-2461	Henry Taylor and Eva H. Taylor, Co-Trustees "The Henry Taylor and Eva H. Taylor 2011 Revocable Trust" dated 09/03/2011 6812 Elizabeth Glade Drive Hermitage, TN 37076-2461	074-16-0A-227.00CO
(NAME & ADDRESS)	(NAME & ADDRESS	

STATE OF TENNESSEE

COUNTY OF DAVIDSON

QUITCLAIM DEED

FOR VALUABLE CONSIDERATION OF ONE DOLLAR ($1.00), and other good and valuable consideration, cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, that we, **HENRY TAYLOR** and **EVA H. TAYLOR**, Husband and Wife, hereinafter referred to as "Grantor", do hereby quitclaim, transfer and convey unto **HENRY TAYLOR and EVA H. TAYLOR, CO-TRUSTEES, OR THEIR SUCCESSORS IN TRUST, UNDER THE HENRY TAYLOR AND EVA H. TAYLOR 2011 REVOCABLE LIVING TRUST DATED 09/03/2011, AND ANY AMENDMENTS THERETO"** hereinafter referred to as "Grantee", all my right, title and interest in and to the following described tract or parcel of land, situated and lying in Davidson County, Tennessee, described as follows, to-wit:

LAND in Davidson County, Tennessee, being Lot No. 227 on the Final Plat of Phase 2 - Section 1, Parkhaven Communities, of record in Instrument No. 20240315-0017998, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being part of the same property conveyed to Binns Farm Land Company, LLC, a Tennessee limited liability company, by Special Warranty Deed dated July 31, 2017, from Linda Binns Disspayne, an individual, as to a one-third (1/3) undivided interest, Tom Douglas Binns, Trustee for The Tom Douglas Binns Trust Dated June 12, 2014, as to a one-third (1/3) undivided interest, and Mary Kathleen Binns, an individual, as to a one-third (1/3) undivided

interest, of record in Instrument No. 20170802-0078781, and Scrivener's Affidavit dated February 1, 2021, of record in Instrument No. 20210203-0015209, said Register's Office for Davidson County, Tennessee. And further being part of the same property conveyed to Parkhaven Communities LLC, a Tennessee limited liability company, by Quitclaim Deed dated August 30, 2024, from Binns Farm Land Company, LLC, a Tennessee limited liability company, of record in Instrument No. 20240904-0068005, said Register's Office.

THE conveyance of the above described parcel of land is subject to the following:

Taxes for the year 2025, and all subsequent years not yet due and payable. Map and Parcel 074-16-0-A-227.

The Plan of record in Instrument No. 20240315-0017998, said Register's Office, shows an Owner's Certificate and is subject to all matters as set forth therein.

Declaration of Covenants, Conditions and Restrictions for Parkhaven Communities and ByLaws appended thereto of record in Instrument No. 20210401-0042733 and Supplemental for Phase 2 - Section 1 of record in Instrument No. 20250221-0012744, Register's Office for Davidson County, Tennessee.

Charter of Parkhaven Communities Homeowners Association, Inc. of record in Instrument No. 20210205-0016866, Register's Office for Davidson County, Tennessee.

Conveyance of Open Space and PUDE areas to Parkhaven Communities Homewoners Association, Inc., of record in Instrument No. 20250221-0012745, said Register's Office.

Agreement for Dedication of Easement for Water Mains and Appurtenances of record in Instrument No. 20030516-0067076, Register's Office for Davidson County, Tennessee.

Conveyance of Conservation Greenway, Open Space and Common areas to Parkhaven Communities Homeowners Association, Inc., of record in Instrument No. 20210308-0029783, Register's Office for Davidson County, Tennessee.

Declaration of Restrictions and Covenants for Stormwater Facilities and Systems of record in Instrument No. 20181022-0104460, Instrument No. 20200923-0109241, Instrument No. 20220512-0054620, and Instrument No. 20230613-0044999, Register's Office for Davidson County, Tennessee.

Agreement for Grant of Easement for Conservation Greenway of record in Instrument No. 20100911-0091968, Register's Office for Davidson County, Tennessee.

Subject to the reservation as set out in the Deed of record in Instrument No. 20170802-0078781, Register's Office for Davidson County, Tennessee.

Subject to the flow of the Cumberland River and any streams, creeks, or branches.

THE PREVIOUS AND LAST conveyance being that certain Warranty Deed conveyed from **Parkhaven Communities, LLC, a Tennessee Limited Liability Company**, (Grantor) to **Henry Taylor and Eva H. Taylor**, Husband and Wife, (Grantees) recorded with the Register of Deeds for Davidson County, Tennessee on 09/19/2025 at 08:33:11 AM, Instrument #: 20250919-0074832.

PROPERTY ADDRESS: 6812 Elizabeth Glade Drive, Hermitage, TN 37076

THIS INSTRUMENT HAS BEEN PREPARED IN ACCORDANCE WITH INFORMATION SUPPLIED BY THE PARTIES HERETO. NO TITLE SEARCH AND/OR OPINION WAS REQUESTED BY EITHER PARTY, NOR WAS A TITLE SEARCH AND/OR OPINION RENDERED. NO TAX ADVICE WAS OFFERED OR GIVEN BY THE PREPARER OF THIS DEED.

IN WITNESS WHEREOF, the undersigned have caused this instrument to be executed by hereunto affixing a signature on the date indicated in the respective acknowledgement herein below, to make this conveyance effective on this the 17 day of April, 2026.

Henry Taylor
HENRY TAYLOR

Eva H. Taylor
EVA H. TAYLOR

STATE OF TENNESSEE

COUNTY OF Wilson

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared **HENRY TAYLOR** and **EVA H. TAYLOR**, Husband and Wife, with whom I am personally acquainted (or proven to me on the basis of satisfactory evidence), to be the persons described in and who executed the foregoing instrument, and acknowledged under oath that they executed the foregoing as their free act and deed for the purposes therein contained.

WITNESS MY HAND and official seal on the 17th day of April, 2026.

Caleb M Shuler
Notary Public
My Commission Expires: 6/23/2029

CALEB M. SHULER
STATE OF TENNESSEE NOTARY PUBLIC
WHITE COUNTY

Grantor Names & Address:
Henry Taylor and Eva H. Taylor
6812 Elizabeth Glade Drive
Hermitage, TN 37076-2461

Grantee Name & Address:
Henry Taylor and Eva H. Taylor, Co-Trustees
"The Henry and Eva H. Taylor 2011
Revocable Living Trust" dated 09/03/2011
6812 Elizabeth Glade Drive
Hermitage, TN 37076-2461

Property Address: 6812 Elizabeth Glade Drive
Hermitage, TN 37076-2461
Map & Parcel: 074-16-0A-227.00CO

Tennessee Certification of Electronic Document

I, HENRY TAYLOR, 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 4/17/2026 (date of document).

Affiant Signature

4/17/2026
Date

STATE OF TENNESSEE

COUNTY OF Wilson

Sworn to and subscribed before me this 17 day of April, 2026.



Notary Public

My Commission Expires: 6/23/2029

NOTARY'S SEAL