Karen Johnson Davidson County
Batch# 1414240 DEEDWARR
05/01/2026 02:10:30 PM 3 pgs
Fees: $18.00 Taxes: $2,349.50
20260501-0038993

WARRANTY DEED

TAYLOR JANDRO
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 01/24/2028
DAVIDSON COUNTY

File No.: RES-26-6009

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $635,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st day of May, 2026.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Commerce Title & Escrow, LLC
101 Lea Ave., Nashville, TN 37210

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Doug George Batten and Leslie Kay Batten	NEW OWNER	172 10 0E 019.00
(NAME)	(NAME)	
6009 Mount Pisgah Road Nashville, TN 37211		
(ADDRESS)	(ADDRESS)	

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 considerations, the receipt of which is hereby acknowledged, I/WE, **RONALD A. PRINTZ AND JULIA C. PRINTZ, HUSBAND AND WIFE,** herein after called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto, **DOUG GEORGE BATTEN AND LESLIE KAY BATTEN, HUSBAND AND WIFE,** hereinafter called the Grantee(s), their heirs 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 Lot No. 19 on the Final Plat of The Meadows at Christiansted Valley, Phase 1, of record in Instrument No. 20190701-0063770, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Ronald A. Printz and Julia C. Printz, husband and wife, from Bonnie Isabelle Webb, a widow, and Jessica Morris, a married woman, as joint tenants with right of survivorship, by Warranty Deed dated October 25, 2023, recorded October 27, 2023, in Instrument No. 20231027-0084123, in the Register's Office of Davidson County, Tennessee.

THIS CONVEYANCE IS SUBJECT TO: 1) Current years taxes which have been prorated and assumed by the Grantee(s); 2) All restrictions of record; 3) All easements of record; 4) All visible easements; 5) All matters appearing on the plan and/or plat of record; 6) All applicable government and zoning regulations.

This is **improved** property, known as 6009 Mount Pisgah Road, Nashville, TN 37211
(House Number) (Street) (City or Town) (State) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, 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 30th day of April, 2026.

Ronald A. Printz

Julia C. Printz

STATE OF Washington
COUNTY OF Mason

On this 30th day of April, 2026, before me personally appeared Ronald A. Printz and Julia C. Printz, 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 30th day of April, 2026.

Notary Signature
My commission expires: 8/4/27

NIKI MCATEE
Notary Public
State of Washington
Commission # 23021125
My Comm. Expires Aug 4, 2027

RETURN TO:

Commerce Title & Escrow, LLC
101 Lea Ave., Nashville, TN 37210
(615) 515-7171

TENNESSEE CERTIFICATION OF ELECTRONIC DOCUMENTS

I, Grover Collins, 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 April 30, 2026

Affiant Signature

April 30, 2026

Date

State of Tennessee County of Davidson Sworn to and subscribed before me this 30 day of April, 2026

Notary Public

Notary's Seal:

MADELYN N. REYNOLDS
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 07/03/2028
DAVIDSON COUNTY