WARRANTY DEED

Karen Johnson Davidson County
Batch # 1416801 DEEDWARR
05/06/2026 01:43:12 PM 2 pgs
Fees: $13.00 Taxes: $259.00

20260506-0040881

DM-AR-26-0

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $70,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5th DAY OF MAY, 2026.

Notary Public

MY COMMISSION EXPIRES: (AFFIX SEAL)

PAUL HINMAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 11-08-2028

THIS INSTRUMENT WAS PREPARED BY
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Levi Glasscock and Ashleigh Glasscock	**Same as New Owner**	
(NAME)	(NAME)	
1729 Comanche Run		**06302013300** **06302013400** **06302013500**
(ADDRESS)	(ADDRESS)	
Madison, TN 37115		
(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, **MCLEOD PROPERTIES, LLC , A TENNESSEE LIMITED LIABILITY COMPANY,** hereinafter called the Grantor(s), has/have bargained and sold, and by these presents do/does transfer and convey unto **LEVI GLASSCOCK AND ASHLEIGH GLASSCOCK, 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 situated in Davidson County, Tennessee, being the property depicted on the Lot Survey for Levi Glasscock, dated April 24, 2026, prepared by J. Bruce Rainey, TN RLS No. 823, and bearing Job No. 260051, said property being more particularly described as follows:

Beginning at an existing iron pin found at the northeast terminus of the Comanche Run right of way, and the southeast corner of Lot 55 of The Woods of Neeley's Bend (Inst No. 200702080016682, Register's Office for Davidson County, Tennessee); Thence leaving said Comanche Run and with the line of said Lot 55, North 07 degrees 49 minutes 05 seconds East 122.00 feet to an iron pin set this survey; thence continuing with said Lot 55, North 51 degrees 28 minutes 38 seconds West 44.86 feet to an existing IPO BENT; thence continuing with The Woods of Neeley's Bend, Lots 57 and 58, North 09 degrees 35 minutes 57 seconds West 77.00 feet to an iron pin set; thence leaving The Woods of Neeley's Bend and with the line of the property of Kaitlynne Moss (Inst No. 201908190083047, said Register's Office), North 79 degrees 13 minutes 54 seconds East 150.00 feet to a IPF OLD; thence with the margin of Pawnee Trail (undeveloped) and with a curve turning to the right with an arc length of 296.03 feet, with a radius of 926.01 feet, with a chord bearing of South 01 degree 07 minutes 38 seconds East, and a chord length of 294.77 feet to an iron pin set at the intersection of the margin of Pawnee Drive (undeveloped) with the centerline extended of said Comanche Run (undeveloped); thence with the centerline of said Comanche Run (undeveloped), North 82 degrees 10 minutes 55 seconds West 126.39 feet to an iron pin set; thence with the terminus of said Comanche Run, North 07 degrees 49 minutes 05 seconds East a distance of 25.00 feet to the Point of Beginning; containing 36,122.3 square feet, 0.83 acres, more or less.

Being part of the same property conveyed to McLeod Properties, LLC, a Tennessee limited liability company by Warranty Deed from Michael R. Stokes, dated October 21, 2019 and recorded October 24, 2019 in Instrument No. 20191024-0109324, Register's Office of Davidson County, Tennessee.

This conveyance is subject to:
- Taxes for the year 2026 and subsequent years, a lien not yet due and payable.
- Subject to all matters shown on the Plan of record in Plat Book 843, Page 26 and 27 and Instrument No. 20070208-0016682 (for reference), Register's Office for Davidson County, Tennessee.
- Easement for sanitary sewer and storm drainage in Book 6932, Page 22, and Boo 7358, Page 637, Register's Office of Davidson County, Tennessee.
- Any and all existing easements and restrictions as shown of record not stated herein

This is **unimproved** property known as: **0 Pawnee Trail, Madison, Tennessee 37115**.

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 5th DAY OF MAY, 2026.

McLeod Properties, LLC

BY: _____
Sean Lewis
Member

BY: _____
Terry Sanderson
Member

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, SEAN LEWIS, to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who acknowledged himself/herself to be the MEMBER of MCLEOD PROPERTIES, LLC the within named bargainor, a limited liability company, and that he/she as such MEMBER executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal, this the 5th of May, 2026.

_____
Notary Public
My Commission Expires: 02-05-30
(SEAL)

JILL BRANYAN
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 02/05/2030
WILLIAMSON COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, TERRY SANDERSON, to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who acknowledged himself/herself to be the MEMBER of MCLEOD PROPERTIES, LLC the within named bargainor, a limited liability company, and that he/she as such MEMBER executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal, this the 5th of May, 2026.

_____
Notary Public
My Commission Expires: 02-05-30
(SEAL)

JILL BRANYAN
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 02/05/2030
WILLIAMSON COUNTY

RETURN TO:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212