Karen Johnson Davidson County
Batch# 1421137 DEEDWARR
05/15/2026 11:51:30 AM 3 pgs
Fees: $18.00 Taxes: $2,775.00
20260515-0043936

STATE OF Tennessee
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $750,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14th day of May, 2026.

Notary Public
MY COMMISSION EXPIRES: 03/28/28
File No. G26-25856

MACKENZIE REINACHER NOTARY PUBLIC STATE OF TENNESSEE SUMNER COUNTY My Commission Expires

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER
Michael P. Williamson and Vickie Williamson (NAME)	New Owner (NAME)	61-11-126
1197 Old Shiloh Rd. (STREET ADDRESS)	(STREET ADDRESS)	
Goodlettsville, TN 37072 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBYACKNOWLEDGED, WE, **Bill Marks, a married man**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Michael P. Williamson and Vickie Williamson, husband and wife**, HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS TO-WIT:

Land in Davidson County, Tennessee, being known as Lot No. 1 on the Plan of Resubdivision of Lot 5 of I.C. McMahan Subdivision of Maplewood of record in Plat Book 5210, Page 371, in the Register's Office for Davidson County, Tennessee, to which Plan reference is here made for a complete description thereof.

Being the same property conveyed to Tammy Lou Marks, unmarried and Bill Marks, married, tenants in common with right of survivorship, by Quitclaim Deed dated October 3, 2022 from Tammy Lou Marks, recorded October 13, 2022, in Instrument Number 20221013-0112358, Register's Office of Davidson County County, Tennessee. The said Tammy Lou Marks having since died on November 11, 2022 vesting title solely in Billy Marks as surviving tenant.

Subject to any and all plats, easements, restrictions, and other matters of record.

This is not nor ever been the marital residence of the Grantor.

The 2025 taxes have been paid by the Grantor and the current taxes have been prorated between the Grantor and Grantee. All future taxes will be assumed by the Grantee herein.
The above legal description is the same as that contained in the previous deed of record.

This is improved property, known as 4113 Gallatin Pike, Nashville, TN 37216.

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 GRANTEES 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 GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Whenever 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 14th day of May, 2026.

Bill Marks

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 14th day of May, 2026, before me personally appeared Bill Marks, 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 14th day of May, 2026.

ELAINE C. WILLIAMSON
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

Elaine C. Williamson

Notary Signature
My commission expires: 12-12.26

PREPARED BY AND RETURN TO:

SMITH.SHOLAR.MILLIKEN.MATTHEWS.PLLC.
P.O. BOX 663
GALLATIN, TN 37066

Tennessee Certification of Electronic Document

I, Trudy Milliken, 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 05/14/2026 (date of document).

Affiant Signature

05/14/2026

Date

State of Tennessee

County of Sumner

Sworn to and subscribed before me by Trudy Milliken on this 14th day of May, 20 26.

KIM PERRY
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

Notary's Signature

MY COMMISSION EXPIRES: 1/30/29