Karen Johnson Davidson County
Batch# 1421146 DEEDWARR
05/15/2026 12:20:30 PM 3 pgs
Fees: $18.00 Taxes: $2,867.50
20260515-0043951

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$775,000.00.**

Affiant

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

Notary Public

MY COMMISSION EXPIRES: 9/16/29
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Southern Estates Title & Escrow, LLC, 554 Franklin Road, Suite 103, Franklin, TN 37069

File No.: 26-0156

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP/PARCEL NO(S).
Jason Wayne Painter and Ashley Bell Painter		131-03-0B-185.00-CO
(NAME)	(NAME)	
4400 Belmont Park Terrace #185		
(ADDRESS)	(ADDRESS)	
Nashville TN 37215		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF Seven Hundred Seventy-Five Thousand And No/100 Dollars ($775,000.00), CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, **GERALD B. KIRKSEY AND WIFE, SUSAN G. KIRKSEY**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **JASON WAYNE PAINTER AND ASHLEY BELL PAINTER, 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 Unit No. 185 on the plan of Section Four, Arden Place, of record in Book 4955, page 5, Register's Office for said County, which plan and record thereof are incorporated herein and made a part hereof by reference.

Being the same property conveyed to Gerald B. Kirksey and wife, Susan G. Kirksey by Warranty Deed from Mary Ann Devor, of record in Instrument No. 200006290064932 Register's Office for Davidson County, Tennessee, dated June 28, 2000 and recorded on June 29, 2000.

unimproved ☐
This is improved ☑ property, known as 4400 Belmont Park Terrace #185, Nashville, TN 37215
(House No.) (Street) (P.O. Address) (City or Town) (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 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. 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 our hands this 29th day of April, 2026.

Gerald B. Kirksey

Susan G. Kirksey

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

On this 29th day of April, 2026, before me personally appeared Gerald B. Kirksey and Susan G. Kirksey, 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 (or person's) free act and deed.

Notary Public

My Commission Expires: 10-16-29

JENNIFER D STACEY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

Certificate of Authenticity

I, Jennifer Stacey, do hereby make oath that I am a 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 documents executed and authenticated according to law on May 15, 2026

Affiant
DATE: 05/15/2026

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Sworn and subscribed to before me this 15th day of May, 2026

Notary Public

My commission expires: 09/16/2029

JULIE BOSTIAN
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY