WARRANTY DEED

(SEAL)

Karen Johnson Davidson County
Batch# 1423574 DEEDWARR
05/21/2026 01:10:30 PM 5 pgs
Fees: $28.00 Taxes: $3,663.00
20260521-0046535

File #26-TC-0621-C

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $990,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21st DAY OF May, 2026.

Notary Public
MY COMMISSION EXPIRES: 1/30/27

CHRISTEN T. RABE NOTARY PUBLIC STATE OF TENNESSEE WILSON COUNTY

THIS INSTRUMENT WAS PREPARED BY AND RETURN TO

Carney Title, LLC
400 Overbeck Lane, Suite 101
Nashville, TN 37204
(615) 864-0770

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Michael Vanderschuere and Alicia Elizabeth Vanderschuere	**New Owner**	
(NAME)	(NAME)	**131 06 0H 067.00**
621 Cherry Glen Circle		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37215		
(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,

ROSE C. BARTON, AARON BARTON AND MAUREEN WHITE, TRUSTEES OF THE BARTON FAMILY TRUST DATED AUGUST 24, 2016,

hereinafter called the Grantor(s), has/have bargained and sold, and by these presents do/does transfer and convey unto

MICHAEL VANDERSCHUERE, AND ALICIA ELIZABETH VANDERSCHUERE, 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 in Davidson County, Tennessee, Being Lot No. 6 on the Plan of VILLAGE OF CHERRY GLEN, PHASE 4, of record in Plat Book 9700, Page 664, in the Register's Office of Davidson County, Tennessee to which plan reference is made for a more complete description.

Being the same property conveyed to Barton Family Trust, dated August 24th 2016, Rose C. Barton and George K. Khoury, Sr. Trustees. by Quitclaim Deed from Rose C. Barton of record in Instrument No. 20160825-0089019 Register's Office for Davidson County, Tennessee, dated August 25, 2016 and recorded on August 25, 2016. The said George K. Khoury, Sr. having since died on October 27, 2024, and the said Rose C. Barton, as sole Grantor of the Trust, subsequently amended and restated the said Barton Family Trust on April 8, 2025, thereby naming Rose C. Barton, Aaron Barton and Maureen White as Trustees.

Being the same property conveyed to Rose C. Barton, by Quit Claim Deed from George K. Khoury, unmarried, of record in Instrument No. 20130820-0087771, in the Register's Office of Davidson County, Tennessee, dated August 20, 2013 and recorded on August 20, 2013.

Being the same property conveyed to Rose C. Barton and George K. Khoury, by Quit Claim Deed from Rose C. Barton, unmarried, of record in Instrument No. 20130627-0066292, in the Register's Office of Davidson County, Tennessee, dated June 27, 2013 and recorded on June 27, 2013.

Being the same property conveyed to Rose C. Barton, by Warranty Deed from Mee Mee Kiong and husband Gifford S. Leoung, of record in Instrument No. 20130102-0000472, in the Register's Office of Davidson County, Tennessee, dated December 20, 2012 and recorded on January 02, 2013.

This conveyance is subject to:
* Property Taxes for the year 2026 and all subsequent years.
* Restrictions, dedications, conditions, reservations, easements and other matters shown on the plat of Village of Cherry Glen, Phase 4, as recorded in Plat Book 9700, Page(s) 664.
* Restrictions, dedications, conditions, reservations, easements and other matters shown on the plat of Burton Hills, as recorded in Plat Book 6250, Page 284, as revised in Plat Book 6250, Page 649, re-subdividing the Plat Book 6250, Page 978 and Plat Book 6900, Page 55 and amended in Plat Book 6900, Page 304.

* Restrictions, dedications, conditions, reservations, easements and other matters shown on the plat of P.U.D. Boundary Plat of Village of Cherry Glen Tracts 16 and 19, Burton Hills, as recorded in Plat Book 9700, Page 182.
* Declaration of Covenants, Conditions and Restrictions recorded in Book 6517, Page 522 and as amended in Book 6778, Page 536, Book 6911, Page 120, Book 7046, Page 520, Book 7076, Page 691 and Book 9882, Page 733.
* Declaration of Covenants, Conditions and Restrictions recorded in Book 9882, Page 739 and as amended in Book 10318, Page 92, Book 10594, Page 695, Book 11186, Page 932, Book 11323, Page 247 and Instrument No. 200112060-0134252.

15. Agreement as set forth in instrument recorded in Book 9827, Page 416.
* Charter of Village of Cherry Glen Association Inc. recorded in Book 9983, Page 930.
* Bylaws of Village of Cherry Glen Association Inc. recorded in Instrument No. 20000204-0011736 and amended in Instrument No. 20000324-0030195.
* Any and all existing easements and restrictions as shown of record not stated herein

This is ____ **unimproved** __X___ **improved** property known as: **621 Cherry Glen Circle, Nashville, TN 37215**.

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 ~~21st~~ 20 day of May, 2026.

The Barton Family Trust dated August 24, 2016

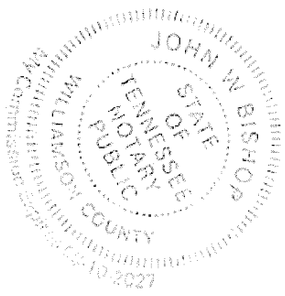
By: Rose C Barton
Rose C. Barton, Trustee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned notary public, Rose C. Barton with whom I am personally acquainted and who acknowledged that she executed the within instrument for the purpose therein contained, and who further acknowledged that she is the Trustee of The Barton Family Trust dated August 24, 2016, and who further acknowledged that she is authorized by said Trust Agreement to execute the within instrument as Trustee of said Trust.

Witness my hand, at office, this ~~21st~~ 20 day of May, 2026. J.B.

Notary Signature
My commission expires:



Witness my/our hand(s) this the ~~21st~~ 20th day of May, 2026.

The Barton Family Trust dated August 24, 2016

By: Aaron Barton, Trustee
Aaron Barton, Trustee

MARION JEWELL
STATE OF TENNESSEE NOTARY PUBLIC
MONTGOMERY COUNTY

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned notary public, Aaron Barton with whom I am personally acquainted and who acknowledged that he executed the within instrument for the purpose therein contained, and who further acknowledged that he is the Trustee of The Barton Family Trust dated August 24, 2016, and who further acknowledged that he is authorized by said Trust Agreement to execute the within instrument as Trustee of said Trust.

Witness my hand, at office, this ~~21st~~ 20th day of May, 2026.

Marion Jewell
Notary Signature
My commission expires:
March 13th, 2030

Witness my/our hand(s) this the 20th day of May, 2026.

The Barton Family Trust dated August 24, 2016

By: Maureen White trustee
Maureen White, Trustee

STATE OF Missouri
COUNTY OF Pulaski

Personally appeared before me, the undersigned notary public, Maureen White with whom I am personally acquainted and who acknowledged that she executed the within instrument for the purpose therein contained, and who further acknowledged that she is the Trustee of The Barton Family Trust dated August 24, 2016, and who further acknowledged that she is authorized by said Trust Agreement to execute the within instrument as Trustee of said Trust.

Witness my hand, at office, this ~~20st~~ 20th day of May, 2026.

Notary Signature
My commission expires:

CHRISTIE M. DILLON
Notary Public - Notary Seal
STATE OF MISSOURI
Pulaski County
My Commission Expires Mar. 23, 2030
Commission #14826557

Please Return to:

Magnolia Title & Escrow
1104 Fatherland Street
Nashville, TN 37206

Certificate of Authenticity

I, Christen Rabe, 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 **May 20, 2026**.

Date

Christen Rabe

Affiant Signature

5/21/26

Date

State of Tennessee

County of Davidson

Sworn to and subscribed before me this **21st** day of **May**, 20**26**.

Notary's Signature

My Commission Expires: 8/24/27

Date

Notary's Seal (if on paper)

KRYSTAL M SCHUSTER
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY
My Commission Expires 08-24-2027