PREPARED BY (AND RETURN TO):

Ivey Title, LLC

104 Woodmont Boulevard, Suite 100
Nashville, TN 37205
Phone (615) 298-3312 - Fax (615) 292-8746

Christy Wilkins Ivey

Margaret H. Taylor

Karen Johnson Davidson County
Batch# 1424722 DEEDWARR
05/22/2026 03:13:30 PM 3 pgs
Fees: $18.00 Taxes: $11,840.00
20260522-0047195

Ivey Title, LLC Ref: (DL) Title No.: 64470
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	**RESPONSIBLE FOR TAX PAYMENT:**
Andrew White Sara White 2017 Sunset Hills Terrace Nashville, TN 37215	New Owner

TAX MAP PARCEL NUMBERS: 14500013000

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$3,200,000.00**, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Judith M. Warner, unmarried,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Andrew White and Sara White, husband and wife,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, being Lot No. 6 on the Plan of 2002 Tyne of record in Book 6900, page 298, Register's Office for said County, to which Plan reference is hereby made for a more complete description.

Being the same property conveyed to Judith M. Warner, married by Warranty Deed from Timothy Porter Schoettle and wife Mary Mimms Schoettle, dated August 5, 1992 and recorded on September 24, 1992, of record in Book 8737, page 405, Register's Office for Davidson County, Tennessee.

Description Reference: Described according to (or by reference to) the recorded subdivision Plan.

This conveyance is subject to: Taxes for 2026, and subsequent years; The Plan, with Owner's Certificate, of record in Book 6900, page 298, said Register's Office, which Plan shows a minimum building setback line and easement to which Plan reference is hereby made for a more complete description. Restrictions of record in Book 7341, page 704, said Register's Office.

This is improved property, known as 2017 Sunset Hills Terrace, 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, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 20th day of May, 2026

Judith M. Warner

Judith M. Warner

State of Tennessee

County of Davidson

On this 20th day of May, 2026, before me the undersigned authority, personally appeared Judith M. Warner, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

CHRISTY W IVEY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 07-06-2026

Notary

My Commission Expires: _____

State of Tennessee

County of Davidson

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $3,200,000.00.

Affiant

Sworn and subscribed before me this ____ day of May, 2026

Notary

My Commission Expires: _____

LORI C. WARREN STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF WILLIAMSON MY COMM. EXPIRES JUNE 14, 2026

Certificate of Authenticity
for Electronically Filed Document

I, Amy Fredrickson, 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 5/22/2026 (date of document).

Date: 5/22/2026

Affiant Signature

State of Tennessee)
)
County of Williamson)

Sworn to and subscribed before me this 22nd day of May, 2026.

Notary's Signature

MY COMMISSION EXPIRES: _____

LORI C. WARREN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
MY COMM. EXPIRES JUNE 14, 2028