Karen Johnson Davidson County
Batch# 1428088 DEEDWARR
06/05/2026 08:30:30 AM 3 pgs
Fees: $18.00 Taxes: $1,331.63
20260605-0050709

This Instrument Prepared By:
Thomas I. Bottorff, Attorney
5110 Maryland Way, Suite 120
Brentwood, Tennessee 37027

ADDRESS NEW OWNER:
Myron Anthony Williams, Jr.
3436 Timber Trl
Antioch, Tennessee 37013

SEND TAX BILL TO:
Mortgagee

MORTGAGEE:
Barrett Financial Group LLC
2701 East Insight Way Suite 150
Chandler, Arizona 85286

MAP **150-03**
GROUP
PARCEL **033.00**

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named GRANTEES, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **Charlie Mullins and wife, Dwinna Mullins,** hereinafter called the GRANTORS, have bargained and sold, and by these presents, do hereby transfer and convey unto **Myron Anthony Williams, Jr. and Shelby Lorraine Williams, 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 Lot No. 19 on the Plan of Section Two, The Country, as shown by plat and survey of record in Book 5050, page 40, Register's Office, Davidson County, Tennessee to which plan/plat reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Charlie Mullins, unmarried by deed dated September 25, 2002 from Jennifer S. Newby, a married person of record in Instrument No. 20021007-0121757, Register's Office for Davidson County, Tennessee; and further conveyed to Charlie Mullins and wife Dwinna Mullins by Quitclaim Deed from Charlie Mullins, dated March 25, 2009, of record in Instrument No. 20090401-0029111, Register's Office, Davidson County, Tennessee.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

This conveyance is further made subject to real property taxes for 2026 and subsequent years.

This is **improved** property known as **3436 Timber Trl, Antioch, Tennessee 37013.**

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, GRANTORS do covenant with the said GRANTEES that they 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, GRANTORS, do further covenant and bind themselves, their heirs and assigns, to warrant and forever defend the title to the said land to the said GRANTEES, and 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 the **1st** day of **June, 2026.**

Charlie Mullins

Dwinna Mullins

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned Notary Public in and for said County and State, **Charlie Mullins and wife, Dwinna Mullins**, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that they executed the within Warranty Deed for the purposes therein contained.

WITNESS my hand and official seal this 1st day of June, 2026.

Mary Joe Hartz
NOTARY PUBLIC

MARY JOE HARTZ STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My Commission Expires: 9/5/2028

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual value or consideration, whichever is greater, for this transfer is $359,900.00.

AFFIANT

Subscribed and sworn to before me on this 1st day of June, 2026.

NOTARY PUBLIC
My Commission Expires: 4-19-27

SARAH CARTER STATE OF TENNESSEE NOTARY PUBLIC RUTHERFORD COUNTY

Tennessee Certification of Electronic Document

I, Lynn Vaught, do hereby make oath that I am 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 6/1/26 (date of document).

Affiant Signature

6/3/26
Date

State of Tennessee

County of Rutherford

Sworn to and subscribed before me this 3rd day of June, 2026.

BRIDGETTE N SLOVER
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

Notary Signature

My Commission Expires: 01/21/2029