Karen Johnson
Batch # 1440436
06/30/2026 09:14:33 AM
Fees: $22.00 Taxes: $0.00

Davidson County
DEEDWARR
4 pgs

20260630-0058878

WARRANTY DEED

MAIL RECORDED DEED TO:

STEPHEN E. GREER, ATTORNEY
LAW OFFICE OF STEPHEN GREER
PO BOX 242903
ANCHORAGE, AK 99524

OWNER (SEND TAX BILLS TO):

CARL M. ARONSON, TRUSTEE
MARCIA HONEA, TRUSTEE
2038 CHURCHILL DRIVE
ANCHORAGE, AK 99517

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS ($10.00) cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged, MARCIA HONEA and CARL ARONSON, wife and husband (herein, "Grantor"), whose address is 2038 Churchill Drive, Anchorage, AK 99517, hereby sells, transfers and conveys to CARL M. ARONSON AND MARCIA HONEA, TRUSTEES, or any successors in trust, under the ARONSON AND HONEA REVOCABLE TRUST 2026 dated June 9, 2022 and any amendments thereto (herein, "Grantee"), whose address is 2038 Churchill Drive, Anchorage, AK 99517, all of Grantor's interest in and to the following described real property located in Davidson County, State of Tennessee:

SEE EXHIBIT A ATTACHED HERETO.

Property street address: 3000 Hillsboro Pike #31, Nashville, TN 37215

TO HAVE AND TO HOLD said real estate, with all and singular the hereditaments and appurtenances of and to the same belonging or in anywise appertaining to the said Grantee and the said Grantee's heirs, successors and assigns, forever.

AND the Grantor for the Grantor and Grantor's heirs, representatives, successors and assigns, does covenant and agree to and with Grantee and Grantee's heirs, successors and assigns, that Grantor is lawfully seized in fee of the aforesaid premises; that the same are free of all encumbrances except those appearing of record; that Grantor has good right to sell and convey the same to Grantee as aforesaid; and that the before granted premises Grantor will warrant and forever defend against all lawful claims whatever.

This transaction is exempt from recordation tax pursuant to T.C.A. Section 67-4-409(a) (1)(C)(vi) as it is a transfer to or from a revocable living trust in accordance with that section.

PIN NO: 117-03-0A-031.00

This Instrument Prepared By: REGINALD P. HARRION, ESQ.
C/O U.S. DEEDS
423 LITHIA PINECREST ROAD
BRANDON, FL 33511

WITNESS my hand and seal this 17th day of June, 2026

GRANTOR:

Marcia Honea

Marcia Honea

STATE OF Alaska
~~COUNTY OF~~ Third Judicial District

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, Marcia Honea, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged execution of the foregoing instrument for the purposes therein contained.

Witness my hand and official seal this 17th day of June, 2026

[Affix Notary Seal]

STEPHEN GREER
Notary Public
State of Alaska
My Commission Expires Apr 30, 2027

SIGNATURE OF NOTARY PUBLIC
My commission expires: 4/30/2027

GRANTOR:

Carl Aronson

STATE OF Alaska
~~COUNTY OF~~ Third Judicial District

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, Carl Aronson, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged execution of the foregoing instrument for the purposes therein contained.

Witness my hand and official seal this 17 day of June, 2026

[Affix Notary Seal]

STEPHEN GREER
Notary Public
State of Alaska
My Commission Expires Apr 30, 2027

SIGNATURE OF NOTARY PUBLIC
My commission expires: 4/30/2027

OATH OF CONSIDERATION

STATE OF Alaska
COUNTY OF Third Judicial District

The actual consideration or value, whichever is greater, for this transfer is $50.00.

Grantee:

Aronson and Honea Revocable Trust 2026 dated June 9, 2022

Carl M. Aronson, Trustee

Subscribed and sworn to under oath before me, this 17th day of June, 2026 by Carl M. Aronson, as Trustee of theAronson and Honea Revocable Trust 2026 dated June 9, 2022.

SIGNATURE OF NOTARY PUBLIC
My commission expires: 4/30/2027

[Affix Notary Seal]

STEPHEN GREER
Notary Public
State of Alaska
My Commission Expires Apr 30, 2027

Grantee:

Aronson and Honea Revocable Trust 2026 dated June 9, 2022

X Marcia Honea
Marcia Honea, Trustee

Subscribed and sworn to under oath before me, this 17 day of June, 2026 by Marcia Honea, as Trustee of the Aronson and Honea Revocable Trust 2026 dated June 9, 2022.

SIGNATURE OF NOTARY PUBLIC
My commission expires: 4/30/2027

[Affix Notary Seal]

STEPHEN GREER
Notary Public
State of Alaska
My Commission Expires Apr 30, 2027

EXHIBIT A

[Legal Description]

Land in Davidson County, Tennessee, being Unit No. 31, on the Plan of Versailles Apartments, as established by the Master Deed of record in Book 5168, Page 944; Book 5589, Page 367; Book 5659, Page 641; Book 5667, Page 375; Book 7770, Page 955; and Book 8434, Page 719, and as shown on the plan of record in Book 5050, Page 80, as corrected by Surveyor's Certificate of Correction of record in Book 5171, Page 153, Register's Office for said County, to which plan reference is hereby made for a more complete description.

SOURCE OF DESCRIPTION AND GRANTOR'S EQUITABLE INTEREST:

Previous and last conveyance; the same being a deed to the within Grantor recorded in the Register's Office for Davidson County, Tennessee, in Warranty Deed Book as Instrument No. 20230331-0023577, on March 31, 2023.

PIN NO: 117-03-0A-031.00

STREET ADDRESS:

3000 Hillsboro Pike #31, Nashville, TN 37215

The parties herein confirm and agree by their signatures above and/or acceptance of this document that the preparer of this document has not advised the parties on the propriety or suitability of the conveyance; has been engaged solely for the purpose of preparing this instrument; has prepared the instrument only from information given to preparer by the parties and/or their representatives; has not verified the accuracy of the consideration stated to have been paid or upon which any tax may have been calculated; has not verified the legal existence or authority of any party or person executing the document; has not been requested to provide nor has preparer provided a title search, an examination of title or legal description, an opinion on title, legal review or advice of any sort, or advice on property taxes, reassessments, other taxes or the tax, legal or non-legal consequences that may arise from the conveyance; and that they agree to hold harmless, indemnify and defend the preparer from and against any and all losses, liabilities, claims, demands, actions, suits, proceedings, and costs of every nature arising therefrom. The parties herein further agree at any time, and from time to time, to cooperate, adjust, initial, execute, re-execute and re-deliver such further deeds and documents, correct any defect, error or omission and do any and all such further things as may be necessary to implement and carry out the intent of the parties in making this conveyance. Preparer shall not be liable for any consequences arising from modifications to this document not made or approved by preparer.