Karen Johnson Davidson County
Batch# 1459033 DEEDWARR
08/12/2026 12:04:30 PM 3 pgs
Fees: $18.00 Taxes: $843.60
20260812-0074720

This Instrument Prepared by and Return to:
Bell & Alexander Title Services, Inc.
8110 Isabella Lane, 2nd Floor
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF Davidson

Actual consideration or value, whichever is greater is $228,000.00.

Affiant

Subscribed and sworn before me this the 7th day of August, 2026.

Notary Public
My commission expires: 3-20-28

SYDNEY ANGELL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

WARRANTY DEED

Address of New Owner:	Send Tax Bill to:	Tax Information:
Douglas E. Worden	New Owner	162-01-0C-098.00
481 Hickory Glade Dr.		
Antioch, TN 37013		

For and in consideration of the sum of ten and no/100 dollars ($10.00), cash in hand paid by the hereinafter Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, MICHELINE J. BOUVIER, A SINGLE PERSON, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to DOUGLAS E. WORDEN, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land, together with all tenements, hereditaments and appurtenances thereto located in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Unit No. 98 on the Plan of Revision of Units 89 through 99 on the plan of Hickory Glade, Phase 2, a Planned Unit Development, of record in Plat Book 6900, Page 803, Register's Office for Davidson County, Tennessee, to which plan reference is here made for a more complete and accurate description.

Being the same property conveyed to Micheline J. Bouvier, a single person, by Warranty Deed from Catherine Allen, a single woman, dated 2/14/2014 and recorded 2/18/2014 in Instrument No. 20140218-0013643, in the Register's Office of Davidson County, Tennessee.

Subject to all Easements and Restrictions of record.

THIS IS IMPROVED PROPERTY KNOWN AS 481 Hickory Glade Dr., Antioch, TN 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, successors and/or assigns, forever. Grantors covenant with Grantees that Grantors 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to said Grantees, their successors, 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 hand this the 7th day of **August, 2026.**

Micheline J. Bouvier

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, **a Notary Public** in and for said county and state, Micheline J. Bouvier, with whom I am personally **acquainted,** or proved to me on the basis of satisfactory evidence, and who acknowledged they executed **the within instrument** for the purposes therein contained.

Witness my hand and official seal this 7th day **of August, 2026.**

My commission expires: 3/9/2027

Notary Public

JOHN M. WELLS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Tennessee Certification of Electronic Document

I, Benjamin Seamon, 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 8/7/26. (date of document).

Affiant Signature

8/10/26
Date

State of Tennessee

County of Williamson

Sworn to and subscribed before me this 10 day of August, 2026

Notary's Signature

MY COMMISSION EXPIRES: 3-20-28

NOTARY'S SEAL

