Karen Johnson Davidson County
Batch# 1468887 DEEDWARR
09/04/2026 01:06:30 PM 3 pgs
Fees: $18.00 Taxes: $965.70
20260904-0082574

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $261,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31 DAY OF August, 2026.

Notary Public

MY COMMISSION EXPIRES: 5-12-30

MELISSA R SHAFFER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

THIS INSTRUMENT WAS PREPARED BY
Logos Realty Closing Services Inc.
1720 West End Ave, Suite 300, Nashville, TN 37203

File No.: 2026080086

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NO.(S)
S & S CON, LLC, a Tennessee Limited Liability Company	Same as New Owner	
(NAME) 970 Legacy Park Rd	(NAME)	095-08-0-164.00
(ADDRESS) Mt. Juliet, TN 37122	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TWO HUNDRED SIXTY-ONE THOUSAND NO/100 Dollars ($261,000.00), CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, **JOSHUA YEARGIN AND JAHSIAH YEARGIN**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **S & S CON, LLC, a Tennessee Limited Liability Company**, 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. 64, as shown on the map entitled Plan of Woodberry Park, of record in Plat Book 2133, Pages 117, 118, and 119, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate property description.

Being the same property conveyed to JERRY YEARGIN, III AND WIFE, GAYLA D. YEARGIN, by deed from RICHARD V. PERKERSON AND WIFE, BARBARA D. PERKERSON, of record in Book 6141, Page 681, dated September 21, 1983, said Register's Office. GAYLA D. YEARGIN having since died on or about August 26, 2000, leaving JERRY YEARGIN, III as surviving tenant by the entirty. JERRY YEARGIN, III having since died intestate on or about April 13, 2025, survived by Joshua YEargin and Jahsiah Yeargin. Affidavits of Heirship recorded in Instrument No. 20260421-0032517 and 20260421-0032518.

unimproved ☐
This is improved ☒ property, known as 2517 David Dr., Nashville, TN 37214
(House No.) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 we do covenant with the said GRANTEES 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 GRANTEES, 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.

Executed by my hand this the 31st Day of August, 2026.

Joshua Yeargin

Jahsiah Yeargin

STATE OF Tennessee

County OF Davidson

Before me, Tuwana J. Bryant, a Notary Public for the County of Davidson and State of Tennessee, do hereby certify that **Joshua Yeargin and Jahsiah Yeargin** personally appeared before me this day and acknowledged the due execution of the foregoing instrument.

Witness my hand and official seal, this the 31st Day of August, 2026.

Notary Public

My Commission Expires: 05-12-2030

(SEAL)

TUWANA J. BRYANT
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

Please return to
Logos Realty Closing Services Inc.
1720 West End Ave, Suite 300
Nashville, TN 37203

Tennessee Certification of Electronic Document

I, Ashlynn Hengemihle, 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 8/31/26.

Affiant Signature 8/31/26
Date

State of Tennessee
County of Davidson

Sworn to and subscribed before me on this 31 day of ~~July~~ August, 2026.

Notary Signature

My Commission Expires: 5/12/30

