THIS INSTRUMENT WAS PREPARED BY	STATE OF TENNESSEE COUNTY OF Williamson
Bankers Title & Escrow Corporation 3310 West End Avenue Nashville, TN 37203 P26-9893-WE	THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 726,050.00. Affiant SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF September 2026. Notary Public MY COMMISSION EXPIRES: 2-23-30 (AFFIX SEAL)

KIM MURRAY
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

Karen Johnson Davidson County
Batch# 1474005 DEEDWARR
09/16/2026 10:21:30 AM 3 pgs
Fees: $18.00 Taxes: $2,686.39
20260916-0085988

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Donald Tracy Jarrell and Meredyth P Jarrell	New Owner	
68 Vaughns Gap Road		129-11-0-066.00
Nashville, TN 37205		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS. THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, **Christopher S. Casey and Wendy S. Casey, husband and wife**

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Donald Tracy Jarrell and Meredyth P Jarrell, 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. 146 on the Plan of Section 1, Warner Park Valley, of record in Plat Book 3600, Page (s) 12 through14, inclusive, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Said Lot No. 146 fronts 104.56 feet on the Easterly side of Vaughns Gap Road and extends back 150 feet on the Northerly line and 150.05 feet on the Southerly line to a dead line in the rear on which it measures 103.84 feet.

Being the same property conveyed to Christopher S. Casey and Wendy S. Casey, husband and wife by Warranty Deed from Jerome R. Moe, an unmarried man of record in Instrument No. 20230217-0011657 Register's Office for Davidson County, Tennessee, dated February 16, 2023 and recorded on February 17, 2023.

THIS CONVEYANCE IS SUBJECT TO: (1) Taxes which have been prorated and assumed by Grantee; (2) All restrictions of record; (3) All easements of record; (4) All visible easements; (5) All matters appearing on the plan of record; (6) All applicable governmental and zoning regulations.

This is improved property known as **68 Vaughns Gap Road, Nashville, TN 37205**

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.

Witness our hands this the 15th day of September, 2026.

Christopher S. Casey

Wendy S. Casey

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Christopher S. Casey,** the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the within named bargainor, and who acknowledged he they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this the 15th day of September, 2026.

My Commission expires: 10-4-27

Notary Public

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Wendy S. Casey,** the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the within named bargainor, and who acknowledged she they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this the 15th day of September, 2026.

My Commission expires: 10-4-27

Notary Public

Tennessee Certification of Electronic Document

I, Samuel F. Anderson 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 9-15-26 (date of document).

Affiant Signature

9-15-26
Date

State of Tennessee

County of Williamson

Sworn to and subscribed before me this 15th day of September, 2026.

Notary's Signature

MY COMMISSION EXPIRES: 2/23/30

NOTARY'S SEAL

KIM MURRAY
NOTARY PUBLIC
STATE OF TENNESSEE
WILLIAMSON COUNTY