WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $1,200,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF SEPTEMBER, 2026.

Notary Public

MY COMMISSION EXPIRES: 1-22-29

(AFFIX SEAL)

ADAM H. JEFFERSON
TENNESSEE NOTARY PUBLIC
My Comm Exp. January 22 2029
COUNTY OF DAVIDSON

G-TNRG-26-947

THIS INSTRUMENT WAS PREPARED BY
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

Karen Johnson Davidson County
Batch # 1474436 DEEDWARR
09/16/2026 03:11:19 PM 2 pgs
Fees: $13.00 Taxes: $4,440.00
20260916-0086379

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	
Lisa Parkins White	**Same as New Owner**	
(NAME)	(NAME)	**105-02-1L-002.00-CO**
947 Southside Place		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37203		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, **EDWIN DEAN WHITE, III, UNMARRIED,** hereinafter called the Grantor(s), has/have bargained and sold, and by these presents do/does transfer and convey unto **LISA P. WHITE, AS TRUSTEE OF THE LISA P. WHITE REVOCABLE TRUST U/A/D AUGUST 13, 2026,** hereinafter called the Grantee(s), his/her/its/their heirs, successors and assigns, that certain tract or parcel of land in **DAVIDSON** COUNTY, STATE OF **TENNESSEE**, described as follows, to wit:

Land situated in Davidson County, Tennessee, being Unit No. B of Southside Place, a Horizontal Property Regime with Private Elements, created under Title 66, Section 27-103(b), et seq. as amended, Tennessee Code Annotated, and as established by the Declaration of Covenants, Conditions and Restrictions for Southside Place, of record in Instrument No. 20170502-0042844, Register's Office for Davidson County, Tennessee, to which reference is hereby made. The easements, restrictive covenants, conditions and regulations imposed upon and relating to the units, property, co-owners and tenants of Southside Place provided in said Declaration, are incorporated herein by reference and made a part hereof the same as though copied herein for a more complete identification, description and placement of such Unit.

Being a portion of the same property conveyed to Edwin Dean White, III and Lisa P. White, husband and wife by Warranty Deed from High Definition Homes, LLC of record in Instrument No. 20190114-0003737 Register's Office for Davidson County, Tennessee, dated January 09, 2019 and recorded on January 14, 2019.

Being the same property conveyed to Edwin Dean White, III, a single person by Quitclaim Deed from Edwin Dean White, III, a single person, and Lisa P. White, a single person of record in Instrument No. 20240529-0039755 Register's Office for Davidson County, Tennessee, dated April 16, 2024 and recorded on May 29, 2024.

This conveyance is subject to:
- Taxes for the year 2026 and subsequent years, a lien not yet due and payable.
- Subject to all matters shown on the Plan of record in Book 4860, Page 25, Register's Office for Davidson County, Tennessee.
- Charter for Southside Place Homeowners Association, Inc. of record in Instrument Number 20170517-0048798, in the Register's Office for Davidson County, Tennessee.
- Terms, provisions, covenants, conditions, restrictions, easements, charges, by-laws, assessments and liens provided in the Covenants, Conditions and Restrictions of record in Book 4220, Page 723 and Book 6236, Page 263, Register's Office for Davidson County, Tennessee.
- Charter of Edgehill Estates Homeowners Association, Inc. of record in Book 7526, Page 624, in the Register's Office for Davidson County, Tennessee.
- A Deed of Trust by Edwin Dean White III and Lisa P. White husband and wife, trustor, to Mary Frances Rudy, trustee, for the benefit of Montgomery Bank, beneficiary, to secure a note in the original amount of $ 460,000.00 secured thereby, dated December 17, 2020, and recorded on December 21, 2020, of record as Instrument Number 20201221-0151524, Register's Office for Davidson County, Tennessee.

- The premises herein insured is a unit established pursuant to the provisions of the Tennessee Horizontal Property Act as the same is set out in Section 66-27-101, et seq., of the Tennessee Code Annotated, and is subject to the provisions and requirements thereof and is subject to the By-Laws for the administration thereof; also subject to the easements, rights and interest in favor of other unit owners, and all sewer, water, electrical, telephone, and other utility easements now or hereafter established over, through, or upon the land embracing the regime and buildings thereon; and also including without limitations, all conditions, covenants, restrictions, options, burdens, assessments and other undertakings contained in the Declaration of Covenants, Conditions and Restrictions establishing a Horizontal Property Regime of Southside Place of record in Instrument Number 20170502-0042844, Register's Office for Davidson County, Tennessee.
- Any and all existing easements and restrictions as shown of record not stated herein

This is **improved** property known as: **947 Southside Place, Nashville, Tennessee 37203**.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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 my/our hand(s) this the 15th DAY OF SEPTEMBER, 2026.

Edwin Dean White, III

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, EDWIN DEAN WHITE, III, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained.

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

Notary Public
My Commission Expires: 1-22-29
(SEAL)

ADAM H. JEFFERSON
TENNESSEE
NOTARY
PUBLIC
My Comm Exp.
January 22 2029
COUNTY OF DAVIDSON

RETURN TO:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212