Karen Johnson Davidson County
Batch# 1490502 DEEDWARR
11/03/2026 02:49:30 PM 3 pgs
Fees: $18.00 Taxes: $1,054.50
20261103-0099673

WARRANTY DEED

STATE OF TN
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $285,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 30TH DAY OF Oct., 2026

Notary Public

MY COMMISSION EXPIRES: 7-3-28

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Providence Title, LLC, 25 Century Blvd, Suite 402, Nashville, TN 37214

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Skyline Development LLC, a Tennessee Limited Liability Company	New Owners	
(NAME) PO Box 111351	(NAME)	072-13-0-163.00
(ADDRESS) Nashville TN 37222	(ADDRESS)	
(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, **Therese Marie Plante, Trustee of The Therese M. Plante Living Trust established by the Revocable Trust Agreement of Therese M. Plante dated December 29, 2025**, HEREINAFTER CALLED THE GRANTOR, HAS BARGAINED AND SOLD, AND BY THESE PRESENTS DOES TRANSFER AND CONVEY UNTO **Skyline Development LLC, a Tennessee Limited Liability Company,** HEREINAFTER CALLED THE GRANTEE, ITS SUCCESSORS 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. 99 on the Plan of Trevecca Subdivision of Renraw, Revised of record in Plat Book 421, Page 169, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being a portion of the same property conveyed to Robert M. Mauk and wife, Therese M. Plante by Warranty Deed from Paul M. Brooks and wife, Elizabeth Ann Brooks of record in Book 9947, Page 788, Register's Office for Davidson County, Tennessee, dated January 29, 1996 and recorded on February 14, 1996.

Robert M. Mauk died on or about September 25, 2025, leaving property to Therese M. Plante as surviving tenant.

Being a portion of the same property conveyed to Therese Marie Plante, Trustee of The Therese M. Plante Living Trust, established by the Revocable Trust Agreement of Therese M. Plante dated December 29, 2025 by Quitclaim Deed from Therese M. Plante, unmarried of record in Instrument No. 20260105-0000401 Register's Office for Davidson County, Tennessee, dated December 29, 2025 and recorded on January 5, 2026.

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.

unimproved _
This is improved x property, known as 2424 Brasher Avenue, Nashville, TN 37206

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 my hand this 30th day of October, 2026.

The Therese M. Plante Living Trust
established by the Revocable Trust Agreement
of Therese M. Plante dated December 29, 2025

By: Therese Marie Plante, Trustee
Therese Marie Plante, Trustee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Therese Marie Plante, with whom I am personally acquainted, and who acknowledged that he or she executed the within instrument for the purposes therein contained, and who further acknowledged that he or she is the Trustee of The Therese M. Plante Living Trust established by the Revocable Trust Agreement of Therese M. Plante dated December 29, 2025, and is authorized by The Therese M. Plante Living Trust established by the Revocable Trust Agreement of Therese M. Plante dated December 29, 2025, to execute this instrument on behalf of The Therese M. Plante Living Trust established by the Revocable Trust Agreement of Therese M. Plante dated December 29, 2025.

Witness my hand, at office, this 30 day of October, 2026.

Cheryl M Rodgers
Notary Signature
My commission expires:
11-21-2027

CHERYL M RODGERS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD

Certificate of Authenticity

I, Holly A. Mason 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 the 30 day of October, 2026.

Affiant Signature

10/30/26
Date

State of Tennessee
County of Davidson

Sworn to and subscribed before me this 30 day of October, 2026.

Notary's Signature (Notary Seal)
My Commission Expires: 7/14/2030

