THIS INSTRUMENT WAS PREPARED BY	STATE OF TENNESSEE COUNTY OF Williamson
Bankers Title & Escrow Corporation 3310 West End Avenue Nashville, TN 37203 P25-8361-WE	THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 815,000.00. Affiant SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th DAY OF March, 2025. Notary Public MY COMMISSION EXPIRES: 5-5-25 (AFFIX SEAL)

JANICE H. COLLINS NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY, TENNESSEE

Karen Johnson Davidson County
Batch # 1252255 DEEDWARR
03/26/2025 10:28:34 AM 2 pgs
Fees: $13.00 Taxes: $3,015.50
20250326-0022616

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Deemer Camp Properties, LLC., a Tennessee Limited Liability Company	Deemer Camp Properties, LLC	
c/o Wiatr & Associates 1212 8th Ave. South, Suite 102	c/o Wiatr & Associates 1212 8th Ave. South, Suite 102	090-12-4G-001.00-CO
Nashville, TN 37203	Nashville, TN 37203	
(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, **Robb Brown, Trustee of The 605A Bagleyshop Trust dated August 5, 2021**

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Deemer Camp Properties, 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 Unit No. 605A on the plan of The Homes at 605 Bagleyshop Drive, as shown on Exhibit "B" to the Declaration of Covenants, Conditions and Restrictions of The Homes at 605 Bagleyshop Drive, a Horizontal Property Regime with Private Elements of record as Instrument No. 20200212-0016142, and amended as Instrument No. 20210729-010838, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete and accurate description thereof.

Being the same property conveyed to William T. Chapman, Trustee of The 605A Bagleyshop Trust dated August 5, 2021 by Warranty Deed from MCH Construction of TN, LLC, a Tennessee Limited Liability Company of record in Instrument No. 20210809-0106686 Register's Office for Davidson County, Tennessee, dated August 05, 2021 and recorded on August 09, 2021.

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 __ unimproved _X_ improved property known as **605 A Bagleyshop Drive, Nashville, TN 37209**

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 25th day of March, 2025.

The 605A Bagleyshop Trust dated August 5, 2021

BY: _____
Robb Brown
Its: Trustee

STATE OF Tennessee

COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, personally appeared **Robb Brown** with whom I am personally acquainted and who upon her oath acknowledged himself to be the **Trustee** of The 605A Bagleyshop Trust dated August 5, 2021, the within named bargainor, and Trust, and that he as such Trustee being authorized to do so, execute the foregoing instrument for the purposes therein contained by signing the name of the Trust, by the said **Robb Brown** as such **Trustee.**

Witness my hand and official seal this the 25 day of March, 2025.

_____
NOTARY PUBLIC

My Commission Expires: 7/3/28

SAMUEL F. ANDERSON
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY