THIS INSTRUMENT PREPARED BY: **Chapman & Rosenthal Title, Inc.** **10 Burton Hills Blvd, Ste 130** **Nashville, TN 37215** **CRT File No. 250250116** Karen Johnson Davidson County Batch# 1254705 DEEDWARR 04/01/2025 10:14:30 AM 3 pgs Fees: $18.00 Taxes: $10,064.00 20250401-0024507	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration or value, whichever is greater, for this transfer is: $2,720,000.00. Affiant Subscribed and sworn to before me, this 28th day of March, 2025. Notary Public My Commission Expires: 5/24/25

ELIZABETH RASCHALL
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

WARRANTY DEED

Address New Owner: Kunal Raygor and Lindsay Raygor 844 Belton Drive Nashville TN 37205	Send Tax Bills To: Truist Bank 1001 Semmes Ave Richmond, VA 23224	Tax Information: Tax Parcel ID No. 102-14-0-083.00

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Harris Developments, LLC, a Tennessee Limited Liability Company** ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **Kunal Prakash Raygor and Lindsay Raygor, husband and wife as tenants by the entirety**, ("Grantees"), their successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 331 on the Plan of Brook Meade, Section IX, of record in Plat Book 2331, pages 34 and 35, 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 the same property conveyed to HARRIS DEVELOPMENTS, LLC, A TENNESSEE LIMITED LIABILITY COMPANY, by deed from SANTIAGO GOMEZ ARAUJO, of record in Instrument No. 20220607-0065179, dated June 1, 2022, said Register's Office.

This Conveyance is subject to the matters set forth below, if any, as well as any and all zoning regulations, building restrictions, setback lines, conditions, covenants, and restrictions (as may be amended or supplemented), utility easements or rights of ways for public utilities that appear in the appropriate public record.

General or special taxes and assessments required to be paid in the year 2025 and subsequent years for Map-Par. 102-14-0-083.00.

Matters shown on the Plan of record in Plat Book 2331, pages 34-35, said Register's Office.

This is improved property located at 844 Belton Drive Nashville TN 37205

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantees, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except for current taxes, and restrictions and easements of record. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantees, its successors, heirs and assigns against the lawful claims of all persons whatsoever.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 28th day of March, 2025.

Harris Developments, LLC

_____, member
By: Allen Chadwick Harris, Member

_____, Member
By: Marianne Wilson Harris, Member

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, of the State and County aforesaid, personally appeared Allen Chadwick Harris and Marianne Wilson Harris, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged themselves to be the authorized members (or other officer authorized to execute the instrument) of Harris Developments, LLC, a Tennessee Limited Liability Company, the within named bargainor, and that they as such authorized members have executed the foregoing instrument for the purposes therein contained, by signing the name of the company by themselves as such aforesaid authorized members.

Witness my hand, at office, this 28th day of March, 2025.

_____
Notary Public

WILLIAM T. CHAPMAN, IV
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 05-09-2026

My Commission Expires: _____

Certificate of Authenticity

I, Ryan Rafoth, 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 March 28, 2025.

Date

Affiant Signature

03 - 28 - 2025

Date

State of Tennessee

County of Williamson

Sworn to and subscribed before me this 28 day of March, 2025.

Notary's Signature

My Commission Expires: 1/14/26

Date

Notary's Seal (if on paper)

SYDNEY LASCH
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY