WARRANTY DEED

Karen Johnson Davidson County
Batch # 1257163 DEEDWARR
04/07/2025 02:31:04 PM 3 pgs
Fees: $18.00 Taxes: $22,200.00

20250407-0026250

CHRISTY W IVEY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 07-06-2026

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $6,000,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 4th DAY OF APRIL, 2025.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Stewart Title Company
100 Bluegrass Commons Blvd, Ste 110, Hendersonville, TN 37075

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
RBL Management, LLC	UBS Bank ~~New Owner~~	130-13-0-047.00
(NAME)	(NAME)	
10 Burton Hills Blvd., Suite 400	95 State Street, Ste. 2200	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37215	Salt Lake City, UT 84111	
(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 considerations, the receipt of which is hereby acknowledged, I/We, Faye Tingley Meluch, Trustee of the Meluch Family Revocable Living Trust Agreement dated August 18, 2022 and Faye Tingley Meluch, Trustee of the Meluch Family (Credit Shelter) Trust U/A August 18, 2022, hereinafter called the GRANTOR(S), has/have bargained and sold, and by these presents do transfer and convey unto RBL Management, LLC, a Delaware limited liability company, hereinafter called the GRANTEE(S), his/her/their 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. 27, on the plan of Revised Plan of B. E. Woodard's Warner Park Subdivision, as shown on plat of record in Plat Book 1130, Page 87, Register's Office for Davidson County, Tennessee, reference to which is hereby made for a more complete description.

Being the same property conveyed to Anthony A. Meluch and wife, Faye Ann Meluch by Warranty Deed from Evangeline Atkins, unmarried, dated 06/18/2001, of record in Instrument 200106260067472, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Faye Ann Meluch by Quitclaim Deed from Anthony A. Meluch, and wife, Faye Ann Meluch, dated 08/10/2006, of record in Instrument 200608290106787, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Anthony Alan Meluch and Faye Tingley Meluch, Co-Trustees of the Meluch Family Revocable Living Trust Agreement dated August 18, 2022 by Quitclaim Deed from Faye Ann Meluch, dated 08/18/2022, of record in Instrument 202208220094270, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Faye Tingley Meluch, Trustee of the Meluch Family Credit Shelter Trust U/A dated August 18, 2022, fifty percent (50%) interest by Quitclaim Deed from Faye Tingley Meluch, Trustee of the Meluch Family Revocable Living Trust Agreement dated August 18, 2022, dated 10/28/2024, of record in Instrument 202410300083570, Register's Office for Davidson County, Tennessee.

This conveyance is subject to (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (4) building restrictions, (5) current year property taxes, and (6) other matters of public record.

unimproved ☐

This is improved ☒ 4430 E Brookfield Avenue, Nashville, TN 37205

(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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), his/her/their 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), his/her/their 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.

Effective the 3rd day of April, 2025.

Meluch Family Revocable Living Trust Agreement dated August 18, 2022

By: Faye Tingley Meluch, Trustee

Faye Tingley Meluch, Trustee

Meluch Family (Credit Shelter) Trust U/A August 18, 2022

By: Faye Tingley Meluch, Trustee

Faye Tingley Meluch, Trustee

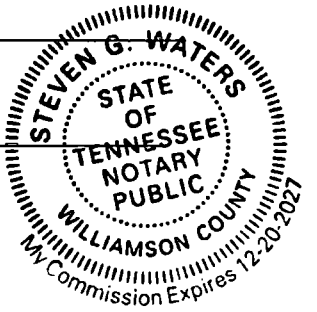
State of Tennessee
County of Davidson

Before me, the undersigned authority, a Notary Public within and for the State and County, appeared Faye Tingley Meluch, Trustee of the Meluch Family Revocable Living Trust Agreement dated August 18, 2022 with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon his/her oath acknowledged himself/herself to be the within named bargainor and that he/she executed the foregoing instrument of his/her own free will for the purposes therein set forth.

Witness my hand and Official seal at office on this 3rd day of April, 2025.

Notary Public:

My Commission Expires:



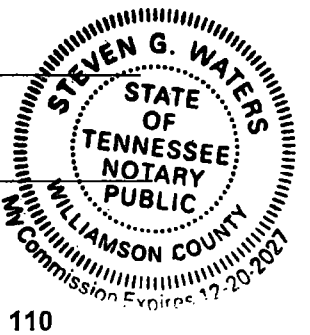
State of Tennessee
County of Davidson

Before me, the undersigned authority, a Notary Public within and for the State and County, appeared Faye Tingley Meluch, Trustee of the Meluch Family (Credit Shelter) Trust U/A dated August 18, 2022 with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon his/her oath acknowledged himself/herself to be the within named bargainor and that he/she executed the foregoing instrument of his/her own free will for the purposes therein set forth.

Witness my hand and Official seal at office on this 31st day of April, 2025.

Notary Public: _____

My Commission Expires: _____



RETURN TO:
Stewart Title Company
100 Bluegrass Commons Blvd, Ste 110
Hendersonville, TN 37075