WARRANTY DEED

Karen Johnson Davidson County
Batch# 1283173 DEEDWARR
06/09/2025 10:32:30 AM 3 pgs
Fees: $18.00 Taxes: $4,162.50
20250609-0045078

File No. KS-25-9788

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $1,125,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6th day of June, 2025

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

JORDYN SCHUMM
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
MY COMM. EXPIRES JANUARY 9, 2028

THIS INSTRUMENT WAS PREPARED BY
Magnolia Title & Escrow, Inc., 1104 Fatherland Street, Nashville, TN 37206

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Olivia K. Tamoutselis, Kostsntinos Tamoutselis, and Natalie Tamoutselis	Olivia K. Tamoutselis, Kostsntinos Tamoutselis, and Natalie Tamoutselis	
(NAME)	(NAME)	
1910 Valley Park Drive, Unit A and Unit B	1910 Valley Park Drive, Unit A and Unit B	072-16-2G-001.00-CO, 072-16-2G-002.00-CO
(ADDRESS)	(ADDRESS)	
Nashville, TN 37216	Nashville, TN 37216	
(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, I/we, **Robbin Masters and Robert T. Masters, wife and husband**, HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Kostantinos Tamoutselis and wife, Natalie Tamoutselis, as to an undivided 99% interest (the "Entireties Interest"), and Olivia Tamoutselis, an unmarried woman, as to an undivided 1% interest (the "Individual Interest"), the Entireties Interest and the Individual Interest, as they relate to each other, being held as joint tenants with right of survivorship,** HEREINAFTER CALLED THE GRANTEE, 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. A and B on the Plan of 1910 Valley Park Drive Townhomes, a Horizontal Property Regime with Private Elements of record in Exhibit "B" in the Declaration of Covenants, Conditions and Restriction at Instrument No. 20200812-0089572, 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 part of the same property conveyed to Music City Financial LLC, a Texas limited liability company by Warranty Deed from Sue H. Hines, dated May 29, 2020 and recorded June 5, 2020 in Instrument No. 20200605-0058244, Register's Office of Davidson County, Tennessee.

Being part of the same property conveyed to Gordon Wynn, III by Warranty Deed from Music City Financial, LLC, dated May 29, 2020 and recorded June 16, 2020 in Instrument No. 20200616-0061812, Register's Office of Davidson County, Tennessee.

Being part of the same property conveyed to Finn Holdings, LLC, by Quitclaim Deed from Gordon Wynn, III, dated August 6, 2020 and recorded August 7, 2020 in Instrument No. 20200807-0088299, Register's Office of Davidson County, Tennessee.

Being the same property conveyed to Robbin Masters and Robert T. Masters, wife and husband by Warranty deed from Finn Holdings, LLC, a Tennessee limited liability company dated May 25, 2023 and recorded June 1, 2023 in Instrument No. 20230601-0041479, Register's Office of Davidson County,

Tennessee.
This is property more commonly known as 1910 Valley Park Drive, Unit A & B, Nashville, TN 37216.

THIS CONVEYANCE IS MADE SUBJECT TO: (1) any and all applicable governmental and/or zoning regulations; (2) property taxes for 2025 and thereafter; and (3) All matters shown on the Plan of record, Register's Office for Davidson County, Tennessee.

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/our hand this 6th day of June, 2025.

Robbin Masters

Robbin Masters

Robert T. Masters

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 6th day of June, 2025, before me personally appeared Robbin Masters and Robert T. Masters, to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that such person (or persons) executed the same as such person's (or persons') free act and deed.

Witness my hand, at office, this 6th day of June, 2025.

Notary Signature
My commission expires:

JORDYN SCHUMM
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
MY COMM. EXPIRES JANUARY 9, 2028

Certificate of Authenticity

I, Krystal Schuster, 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 6/6/25.

Date

Affiant Signature

6/6/25

Date

State of Tennessee

County of Davidson

Sworn to and subscribed before me this 6 day of June, 2025.

Notary's Signature

CHRISTEN T. RABE
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

My Commission Expires: 1/30/27

Date

Notary's Seal (if on paper)