WARRANTY DEED	STATE OF TENNESSEE COUNTY OF Davidson THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS $437,500.00 AFFIANT SUBSCRIBED AND SWORN TO ME ON 07/21/2025. NOTARY PUBLIC MY COMMISSION EXPIRES 3-23-27
Karen Johnson Davidson County Batch# 1302799 DEEDWARR 07/28/2025 09:43:30 AM 3 pgs Fees: $18.00 Taxes: $1,618.75 20250728-0059259	

THIS INSTRUMENT PREPARED BY
CLOSED Nashville LLC, 2260 Murfreesboro Pike
Nashville, TN 37217
file # 4449-25NASH-TN

ADDRESS OF NEW OWNER	SEND TAX BILLS TO **If left blank please use the address of the new owner**	MAP-PARCEL
Zachary Frye	SoFi Bank	147-08-0E-001.00-CO
3980 Taylor Road	P.O. Box 11733	
Nashville, TN 37211	Newark, NJ 84121	

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,

Sky Houses Inc, a Tennessee for Profit Corporation

HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Zachary Frye, an unmarried man

HEREINAFTER CALLED THE GRANTEE(S), 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 on the Plan of Thirtynine-Eightytwo Taylor Road, a Horizontal Property Regime with Private Elements of record in Exhibit "B" in the Declaration of Covenants, Conditions and Restrictions for Thirtynine-Eightytwo Taylor Road, a Horizontal Property Regime with Private Elements, at Instrument No. 20230223-0012740, 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 Sky Houses, Inc., a Tennessee for Profit Corporation by Warranty Deed from Suburban Cowboys LLC, a Tennessee Limited Liability Company of record in Instrument No. 20230324-0021724 Register's Office for Davidson County, Tennessee, dated March 24, 2023 and recorded on March 24, 2023.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

TAXES FOR THE YEAR 2025 AND SUBSEQUENT YEARS.

ANY AND ALL EXISTING EASEMENTS, RESTRICTIONS AND MATTERS SHOWN OF RECORD IN THE REGISTER'S OFFICE FOR Davidson, TENNESSEE.

This is property known as 3980 Taylor Road Nashville, TN 37211

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 that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same in 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 on July 21, 2025.

Sky Houses Inc, a Tennessee for Profit Corporation

By: Mike Mekhail, Authorized Agent

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public for the State and County aforesaid, Mike Mekhail, with whom I am personally acquainted (or who proved to me his/her identity on the basis of satisfactory evidence), and who, upon oath, acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the Authorized Agent of Sky Houses Inc. and is authorized by said corporation to execute this instrument on its behalf.

Witness my hand and official seal, this July 21, 2025.

Notary Public

My Commission Expires: 2/26/29

LAURIE DAMEWOOD
TENNESSEE NOTARY PUBLIC
My Comm Exp 2/26/29
COUNTY OF WILSON

File #: 4449-25NASH-TN
RECORD & RETURN TO:
CLOSED NASHVILLE, LLC
278 Franklin Road, Suite 160
Brentwood, TN 37027

True Copy Certification

I, Yvette Meldrum, 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 July 21, 2025.

Signature
July 21, 2025
State of Tennessee
County of Williamson,
Sworn to and subscribed before me this July 21, 2025

Notary's Signature
My Commission Expires: 8·12·28

