Prepared by
Record and Return To:
Chapman and Rosenthal
[illegible] Burton Hills Blvd, Suite [illegible]
[illegible]

WARRANTY DEED	STATE OF TENNESSEE COUNTY OF Davidson THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS $395,000 00 _____ AFFIANT SUBSCRIBED AND SWORN TO ME ON 07/31/2025 _____ NOTARY PUBLIC MY COMMISSION EXPIRES _____

Karen Johnson
Batch # 1305738
08/04/2025 10 27 49 AM
Fees $13 00 Taxes $1,461 50

Davidson County
DEEDWARR
2 pgs

20250804-0061461

ABIGAIL WOODARD
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES MARCH 20, 2026

THIS INSTRUMENT PREPARED BY
CLOSED Nashville LLC, 278 Franklin Road
160
Brentwood, TN 37027
file # 4355-25NASH-TN

ADDRESS OF NEW OWNER	SEND TAX BILLS TO **If left blank please use the address of the new owner**	MAP-PARCEL
Terence Harris, II and Tone Makayla Harris		069 02 0 051 00
4201 West Hamilton Road		
Nashville, TN 37218		

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,

Dimeta Smith Knight, a married woman

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

Terence Harris, II, a unmarried man and Tone Makayla Harris, an unmarried woman, as joint tenants with right of survivorship

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 Lot No 89 on the Plan of Enchanted Hills, Section 2, of record in Book 3700, Page 27, Register's Office for said County, to which plan reference is hereby made for a more complete description

Being the same property conveyed to Dimeta Shawnell Smith, a single woman by Warranty Deed from Deutsche Bank Trust Company Americas fka Bankers Trust Company, as Trustee dated 09/19/2005 and recorded on 10/20/2005 in Instrument No 200510200126784, in the Register's Office for Davidson County, Tennessee Dimeta Shawnell Smith now being known as Dimeta Smith Knight

The poroperty never having been the primary marital residence of the Grantor or the Grantor's spouse

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 4201 West Hamilton Road ,Nashville, TN 37218

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 31, 2025

Dimeta Smith Knight

STATE OF TENNESSEE

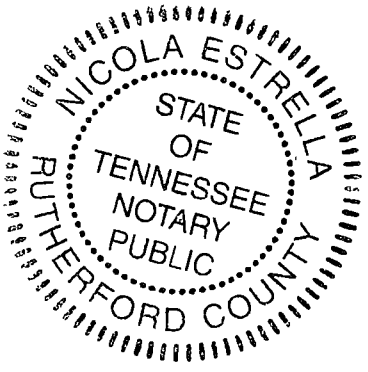
COUNTY OF RUTHERFORD

Personally appeared before me, a Notary Public of said County and State, Dimeta Smith Knight, the within named grantor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged executing the within instrument for the purposes therein contained

Witness my hand and official seal, this July 31, 2025

Notary Public

My Commission Expires August 19, 2028



File #: 4355-25NASH-TN

RECORD & RETURN TO:

CLOSED NASHVILLE, LLC

278 Franklin Road, Suite 160

Brentwood, TN 37027