Prepared By & Return To:
City Title, LLC
301 Plus Park Boulevard
Ste. 502
Nashville, TN 37217
CT-25-4936

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $260,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME
THIS 1st day of October, 2025

Notary Public

Commission Expires: 4/18/2026

ALYSSA ESKOW
STATE OF TENNESSEE NOTARY PUBLIC
MONTGOMERY COUNTY

Karen Johnson Davidson County
Batch# 1330498 DEEDWARR
10/06/2025 10:59:30 AM 4 pgs
Fees: $23.00 Taxes: $962.00
20251006-0079497

Address of New Owner	Send Tax Bills To:	Map & Parcel
Reliance Group LLC 417 Welshwood Dr., Nashville TN 37211	NEW OWNER	161-11-0-013.00

WARRANTY DEED

FOR AND IN 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,
Lisa Kline, a married woman, Thad Sherman Morton, a married man, Marnie L. Pehrson Kuhns, a married woman, Karen Kay Morton Smith, a married woman, Karen Collins, a married woman and Carolyn Faye Morton Jirlds, a single woman, Devisees of the Estate of Donald L. Morton, deceased
HEREINAFTER REFERRED TO AS THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO
Reliance Group LLC, a Tennessee Limited Liability Company
HEREINAFTER CALLED THE GRANTEES, 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. 322 on the Plan of Section Three, Huntington Park of record in Plat Book 4460, Page 68, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Said Lot No. 322 fronts 70 feet on the northerly margin of Huntington Parkway and Extends back 250 feet on the easterly line 136.96 feet on the westerly line to a dead line in the rear, measuring 132.80 feet thereon.

Being the same property conveyed to Donald L. Morton by Warranty Deed from Wallace D. Robinson and wife, Robbie A. Robinson of record in Book 4802, Page 206, Register's Office for Davidson County, Tennessee, dated April 02, 1974 and recorded on April 03, 1974. The said Donald L. Morton died on or about December 02, 2024. Reference is made to his last will and testament, admitted to probate in the Seventh Circuit Court for Davidson County, Tennessee, Docket No. 25P1139, in which he names Carolyn Faye Morton Jirlds, Karen Kay Morton Smith, Thad Sherman Norton, Marnie L. Pehrson Kuhns, Lisa Kline, and Karen Collins as devisees.

The subject property is neither the principal residence of the Grantors nor their spouses or any dependents.

THIS CONVEYANCE IS MADE SUBJECT TO: (1) all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record;

(2) any and all applicable governmental and/or zoning regulations; (3) taxes which have been pro-rated as of the date of closing and assumed by the Grantee herein.

The foregoing legal description is the same as contained in the resource of title shown above.

This is improved property known as: 568 Huntington Parkway, 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, their heirs and assigns forever; and we so 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.

Dated this the 1st day of October, 2025.

Lisa Kline by Karen Smith, her Attorney-In-Fact
Lisa Kline by Karen Smith, her Attorney-In-Fact

Marnie L. Pehrson Kuhns by Karen Smith, her Attorney-In-Fact
Marnie L. Pehrson Kuhns by Karen Smith, her Attorney-In-Fact

Karen Collins by Karen Smith, Attorney-In-Fact
Karen Collins by Karen Smith, Attorney-In-Fact

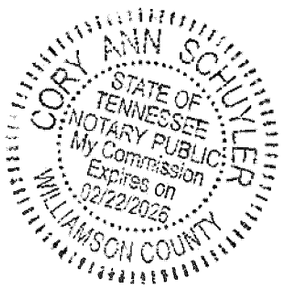
Carolyn Faye Morton Jirlds by Karen Smith, Attorney-In-Fact
Carolyn Faye Morton Jirlds, by Karen Smith, her Attorney-In-Fact

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 1st day of October, 2025, personally appeared before me, Karen Smith, with whom I am personally acquainted, to be the person who executed the foregoing instrument in behalf of Lisa Kline, Marnie L. Pehrson Kuhns, Karen Collins, and Carolyn Faye Morton Jirlds, as their true and lawful attorney in fact and acknowledged that such person executed the same as the free act and deed of _____, as referenced by power of attorney of record in 202510060079496 Register's Office for Davidson County, Tennessee.

Witness my hand, at office, this 1st day of October, 2025.

Notary Signature
My commission expires:



Karen Kay Morton Smith
Karen Kay Morton Smith

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 1st day of October, 2025, before me personally appeared Karen Kay Morton Smith, to me known to be the person described in and who executed the foregoing instrument, and acknowledged that such person executed the same as such person's free act and deed.

Witness my hand, at office, this 1st day of October, 2025.

Notary Signature
My commission expires:



Thad L Morton
Thad Sherman Morton

The Estate of Donald L. Morton
Thad L Morton, Executor
Thad Sherman Morton, Executor

STATE OF South CAROLINA
COUNTY OF GREENVILLE

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Thad Sherman Morton, individually and as Executor of the Estate of Thad Sherman Morton, the within named Affiant(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who made oath that the statements contained in the foregoing Affidavit are true of Affiant's own knowledge, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Greenville SC, this 1st day of October, 2025.

Wayne G
Notary Signature
My commission expires: 12/15/2026

WAYNE GRIFFIN
NOTARY PUBLIC
State of South Carolina
My Commission Expires Dec. 15, 2026

Certificate of Authenticity

I, Joshua A. Terry, 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 10/1/2025.

Affiant Signature – Joshua A. Terry

10/3/2025

Date

State of Tennessee

County of Williamson

Sworn to and subscribed before on 10/3/2025.

Notary Public

KATHLEEN WILLIAMS
TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

My Commission Expires: 5.10.27