WARRANTY DEED

Karen Johnson Davidson County
Batch# 1339239 DEEDWARR
10/29/2025 08:57:30 AM 3 pgs
Fees: $18.00 Taxes: $3,700.00
20251029-0085969

ADAM G LAFEVOR STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $1,000,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th day of October, 2025.

Notary Public

MY COMMISSION EXPIRES: 3/8/28
(AFFIX SEAL)

File No.: RES-25-1701

THIS INSTRUMENT WAS PREPARED BY
Commerce Title & Escrow, LLC
101 Lea Ave., Nashville, TN 37210

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Rachel Faye Apple and Christopher Apple	Top Flite Financial Inc.	117 15 2A 008.00 CO
(NAME)	(NAME)	
1701 Glen Echo Road Nashville, TN 37215	4436 Broadmoor Avenue Southeast Grand Rapids, MI 49512	
(ADDRESS)	(ADDRESS)	

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, **BRYAN KEITH LANGFORD AND JANICE D. LANGFORD, TRUSTEES OF THE BJ LANGFORD FAMILY REVOCABLE LIVING TRUST DATED OCTOBER 19, 2021**, herein after called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto, **RACHEL FAYE APPLE AND CHRISTOPHER APPLE, WIFE AND HUSBAND**, hereinafter called the Grantee(s), their heirs and assigns, that 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. 8 on the Plan of Glen Echo Cottages, a Townhouse Planned Unit Development (Horizontal Property Regime with Private Elements), filed as Exhibit "B" to and established by the Declaration of record in Instrument No. 20140414-0031069, amended in Instrument No. 20150615-0056310, Instrument No. 20150619-0059122, and Instrument No. 20150622-0059380, and Assignment of Developer's Rights recorded in Instrument No. 20160329-0029343, Register's Office for Davidson County, Tennessee, together with an undivided percentage interest in the common areas/elements appurtenant to said Unit(s) as set forth in the Declaration, reference to which is hereby made for a more complete and detailed description.

Being the same property conveyed to Bryan Keith Langford and Janice Langford, husband and wife, from Jerome L. Gray and Denise Gray, husband and wife, by Warranty Deed dated May 18, 2021, recorded May 20, 2021, in Instrument No. 20210520-0068330, in the Register's Office of Davidson County, Tennessee.

Further being the same property conveyed to Bryan K. Langford and Janice D. Langford as Trustees of the BJ Langford Family Revocable Living Trust dated October 19, 2021, from Bryan Keith Langford and Janice Langford, by Quitclaim Deed dated November 23, 2021, recorded December 3, 2021, in Instrument No. 20211203-0160345, in the Register's Office of Davidson County, Tennessee.

Bryan K. Langford and Bryan Keith Langford being one and the same person.

Janice Langford and Janice D. Langford being one and the same person.

THIS CONVEYANCE IS SUBJECT TO: 1) Current years taxes which have been prorated and assumed by the Grantee(s); 2) All restrictions of record; 3) All easements of record; 4) All visible easements; 5) All matters appearing on the plan and/or plat of record; 6) All applicable government and zoning regulations.

This is **improved** property, known as 1701 Glen Echo Road, Nashville, TN 37215
(House Number) (Street) (City or Town) (State) (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 GRANTEES, their heirs and 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), 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(s) this 27 day of October, 2025.

The BJ Langford Family Revocable Living Trust dated October 19, 2021

By: Bryan Keith Langford, TRUSTEE
Bryan Keith Langford, Trustee

By: Janice D Langford, Trustee
Janice D. Langford, Trustee

STATE OF Kansas
COUNTY OF Johnson

On this 27 day of October, 2025, before me personally appeared Bryan Keith Langford and Janice D. Langford, Trustees of the BJ Langford Family Revocable Living Trust dated October 19, 2021, 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 27 day of October, 2025.

Bianca Nicole Jones
Notary Signature
My commission expires: 8-16-27

BIANCA NICOLE JONES
Notary Public - State of Kansas
My Appointment Expires 8-16-27

RETURN TO:

Commerce Title & Escrow, LLC
101 Lea Ave., Nashville, TN 37210
(615) 515-7171

Certificate of Authenticity

I, Adam Lefevor, 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 October 28, 2025.

Affiant Signature

10/28/25
Date

State of TENNESSEE
County of DAVIDSON

Sworn to and subscribed before me this 28th day of October, 2025.

Notary's Signature

My Commission Expires: 10/20/2026

Notary's Seal

NATALIE A MCKEE
TENNESSEE NOTARY PUBLIC
My Comm Exp. October 20, 2026
COUNTY OF WILLIAMSON

RECORD & RETURN TO:
Commerce Title & Escrow, LLC
101 Lea Ave.
Nashville, TN 37210
File No. RES-25-1701