THIS INSTRUMENT WAS PREPARED BY	STATE OF TENNESSEE COUNTY OF Rutherford
Bankers Title & Escrow Corporation 5107 Maryland Way Brentwood, TN 37027 P25-17291-BW	THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 332,000.00. Affiant SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6th DAY OF November 2025 Notary Public MY COMMISSION EXPIRES: 6/16/29 (AFFIX SEAL)

BRANDI BRASCH
TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Juan Enrique Camaja Raymundo	SWBC Mortgage Corp.	
1308 Bellshire Drive	9311 San Pedro #100	041-15-0-007.00
Nashville, TN 37207	San Antonio, TX 78216	
(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, WE, **Kevin B. Norris, a married man**

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Juan Enrique Camaja Raymundo, an unmarried man**

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:

Being Lot No. 405, on the Plat of Bellshire Estates, Section B of record in Plat Book 2331, Page 129, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to Kevin B. Norris, unmarried by Warranty Deed from Anita L. McCumber, unmarried and Jeffrey B. Stone, married of record in Instrument No. 20190830-0087645 Register's Office for Davidson County, Tennessee, dated August 28, 2019 and recorded on August 30, 2019.

Said property has never been the marital residence of above Grantor.

THIS CONVEYANCE IS SUBJECT TO: (1) Taxes which have been prorated and assumed by Grantee; (2) All restrictions of record; (3) All easements of record; (4) All visible easements; (5) All matters appearing on the plan of record; (6) All applicable governmental and zoning regulations.

This is improved property known as **1308 Bellshire Drive, Nashville, TN 37207**

Karen Johnson Davidson County
Batch# 1343074 DEEDWARR
11/07/2025 03:26:30 PM 3 pgs
Fees: $18.00 Taxes: $1,228.40
20251107-0089069

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 our hands this the 6th day of November, 2025.

Kevin B. Norris

STATE OF Tennessee
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Kevin B. Norris**, the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the within named bargainor, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this the 6th day of November, 2025.

My Commission expires: 10-4-27

Notary Public

LUKE KELLUM
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Tennessee Certification of Electronic Document

I, Benjamin Seamon, 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 certified true and exact copy of the original document executed and authenticated according to law on 11/06/2025.

Affiant Signature

11/07/2025

Date

State of Tennessee

County of Williamson

Sworn to and subscribed before me this 7th day of November, 2025.

Notary's Signature

MY COMMISSION EXPIRES: 12/16/25

JENNIFER CROWELL
STATE OF TENNESSEE NOTARY PUBLIC
LEWIS COUNTY

202511070089069