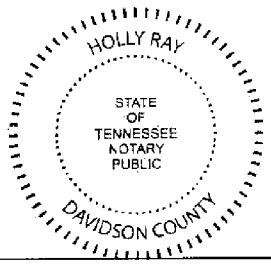
Karen Johnson Davidson County
Batch# 1358109 DEEDWARR
12/15/2025 11:33:30 AM 2 pgs
Fees: $13.00 Taxes: $12,395.00
20251215-0099510



STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 3,350,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12th day of December, 2025

Notary Public

MY COMMISSION EXPIRES: 03/09/27

(AFFIX SEAL)

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY
LEHMAN TITLE & ESCROW, LLC 1646 WESTGATE CIR, STE 102 BRENTWOOD, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO: Same as New Owner	MAP-PARCEL NUMBERS
4D Revocable Trust dated December 2, 2025	New Owner	132-01-0-192
(NAME) 4125 Outer Drive	(NAME)	
(ADDRESS) Nashville, TN 37204	(ADDRESS)	
(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,

LUKE SCHENN AND JESSICA SCHENN, HUSBAND AND WIFE,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

4D REVOCABLE TRUST DATED DECEMBER 2, 2025,

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. 63 on the Plan of Rolling Meadows of record in Plat Book 1424, Page 98 and 99, 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 Luke Schenn and Jessica Schenn, husband and wife by Deed dated October 23, 2023 from Stone Oak Builders LLC, a Tennessee Limited Liability Company, recorded October 24, 2023, in Instrument Number 20231024-0083063, in the Official Records of Davidson County, Tennessee.

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 *Improved* property is commonly known as: 4125 Outer Drive, Nashville, TN 37204

LT&E File #22682

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 my/~~our hand~~(s) this 12th day of December, 2025

Luke Schenn

Jessica Schenn

STATE OF New York
COUNTY OF Kings

The foregoing instrument was sworn to and subscribed before me on this 09 day of December, 2025 by Luke Schenn and Jessica Schenn through audio-video conference technology, who appeared before me and was identified through British Columbian DL & TN DL [method of identification], and who executed the foregoing instrument, and acknowledged that they executed the same as their free act and deed.

Notary Signature
My commission expires: 02/13/2027

Notarized online using audio-video communication

Makyjah H Palmer
Online Notary Public
State of New York
Kings County
Commission #: 01PA0001333
Commission Expires: 02/13/2027

LT&E File #22682