Karen Johnson Davidson County
Batch# 1361267 DEEDWARR
12/23/2025 01:46:30 PM 12 pgs
Fees: $63.00 Taxes: $2,090.50
20251223-0102176

WARRANTY DEED

ALLI PINKSTON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 05-08-2029

File No. ?-25-10944

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $565,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19 day of December, 2025.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Magnolia Title & Escrow, Inc., 1104 Fatherland Street, Nashville, TN 37206

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Prime Nashville, LLC	**New Owner**	
(NAME)	(NAME)	
1119 Fatherland Street	**1019 Whites Creek Pike**	083-13-0-044
(ADDRESS)	(ADDRESS)	
Nashville, TN 37206	**Nashville, TN 37207**	
(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, **Debra Lynn Hamilton, Anthony Darrell Bogle, Rhonda Sherrell Blankenship, Brian Jason Hamilton, David Austin Hamilton, Amanda Nicole Romaire, Jennifer Marie Chworowsky, Victor Anthony Bogle, Dustin Paul Blankenship, and Jessica Lynn Blankenship, Devisees under the Last Will and Testament of Norma Jean Smith Bogle**, HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Prime Nashville, LLC, a Tennessee Limited Liability Company,** HEREINAFTER CALLED THE GRANTEE, 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. 79 on the Plan of East Nashville, as of record in Book 21, Page 147, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Being the same property conveyed to Norma J. Bogle by Installment Deed from Joseph H. Rutherford and wife, Mary Call Rutherford, of record in Book 9832, Page 265, Register's Office for Davidson County, Tennessee, dated October 17, 1995, and filed for record on October 19, 1995.

The said Norma J. Bogle aka Norma Jean Bogle aka Norma Jean Smith Bogle having since died testate on May 28, 2025, her Last Will and Testament duly admitted to probate in the Seventh Circuit Court for Davidson County, Tennessee, Probate Division, at Nashville, Docket Number 25P1166, devising her entire residuary estate, including the subject property, to Debra Lynn Hamilton, Anthony Darrell Bogle, Rhonda Sherrell Blankenship, Brian Jason Hamilton, David Austin Hamilton, Amanda Nicole Romaire, Jennifer Marie Chworowsky, Victor Anthony Bogle, Dustin Paul Blankenship, and Jessica Lynn Blankenship. Pursuant to the said Last Will and Testament, the said Debra Lynn Hamilton was appointed Executrix of the Estate, as further evidenced by those Letters Testamentary issued by the said Court, and hereby joins in this execution in her capacity as Executrix.

This is property more commonly known as 1119 Fatherland Street, Nashville, TN 37206.

THIS CONVEYANCE IS MADE SUBJECT TO: (1) any and all applicable governmental and/or zoning regulations; (2) property taxes for 2025 and thereafter; and (3) All matters shown on the Plan of record, Register's Office for Davidson County, Tennessee.

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 hand effective as of the 19th day of December, 2025.

Estate of Norma J. Bogle

Debra Lynn Hamilton

Debra Lynn Hamilton, Devisee and Executrix

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 19th day of December, 2025, before me personally appeared Debra Lynn Hamilton, Devisee and Executrix of The Estate of Norma J. Bogle, 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 19th day of December, 2025.

Notary Signature
My commission expires: May 8, 2028



[Signatures continue on following pages.]

Witness my hand effective as of the 30 day of August, 2025.

Estate of Norma J. Bogle

Anthony Darrell Bogle, Devisee

Anthony Darrell Bogle

STATE OF Tennessee
COUNTY OF Warren

On this 30 day of August, 2025, before me personally appeared Anthony Darrell Bogle, Devisee of The Estate of Norma J. Bogle, 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 30 day of August, 2025.

Peyton Holland

Notary Signature
My commission expires:
12/9/26

PEYTON HOLLAND
STATE OF TENNESSEE NOTARY PUBLIC
WARREN COUNTY

[Signatures continue on following pages.]

Witness my hand effective as of the 9th day of October, 2025.

Estate of Norma J. Bogle

Rhonda Sherrell Blankenship

Rhonda Sherrell Blankenship, Devisee

STATE OF TN
COUNTY OF Cannon

On this 9th day of October, 2025, before me personally appeared Rhonda Sherrell Blankenship, Devisee of The Estate of Norma J. Bogle, 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 9th day of October, 2025.

Sandy Hollandsworth

Notary Signature
My commission expires: 11-08-2027

SANDY HOLLANDSWORTH
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF CANNON
MY COMM. EXPIRES NOV. 8, 2027

[Signatures continue on following pages.]

Witness my hand effective as of the 10 day of September, 2025.

Estate of Norma J. Bogle

Brian Jason Hamilton, Devisee

STATE OF GA
COUNTY OF Gwinnett

On this 10 day of September, 2025, before me personally appeared Brian Jason Hamilton, Devisee of The Estate of Norma J. Bogle, 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 10 day of September, 2025.

Notary Signature
My commission expires: 08/19/2028

SEBASTIAN DENBROK NOTARY PUBLIC GWINNETT COUNTY, GEORGIA MY COMMISSION EXPIRES AUGUST 19, 2028

[Signatures continue on following pages.]

Witness my hand effective as of the 10 day of September, 2025.

Estate of Norma J Bogle

David Austin Hamilton, Devisee

STATE OF GA
COUNTY OF Gwinnett

On this 10 day of September, 2025, before me personally appeared David Austin Hamilton, Devisee of The Estate of Norma J. Bogle, 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 10 day of September, 2025.

Notary Signature
My commission expires: 08/19/2028

SEBASTIAN DENBROK NOTARY PUBLIC GWINNETT COUNTY, GEORGIA MY COMMISSION EXPIRES AUGUST 19, 2028

[Signatures continue on following pages.]

Witness my hand effective as of the 25th day of September, 2025.

Estate of Norma J. Bogle

Amanda Nicole Romaire, Devisee

STATE OF Louisiana
COUNTY OF St. Mary

On this 25th day of September, 2025, before me personally appeared Amanda Nicole Romaire, Devisee of The Estate of Norma J. Bogle, 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 25th day of September, 2025.

Notary Signature
My commission expires:

JANEA GIROIR - ID# 155452 NOTARY PUBLIC COMMISSION IS FOR LIFE ST. MARY PARISH, LA

[Signatures continue on following pages.]

Witness my hand effective as of the 15 day of October, 2025.

Estate of Norma J. Bogle

Jennifer Marie Chworowsky, Devisee

STATE OF Tennessee
COUNTY OF Davidson

On this 15 day of October, 2025, before me personally appeared Jennifer Marie Chworowsky, Devisee of The Estate of Norma J. Bogle, 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 15 day of October, 2025.

Janet Trimble

Notary Signature
My commission expires: May 2, 2027

JANET TRIMBLE
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY
My Commission Expires 05-02-2027

[Signatures continue on following pages.]

Witness my hand effective as of the 14 day of October, 2025.

Estate of Norma J. Bogle

Victor Anthony Bogle, Devisee

STATE OF Tennessee
COUNTY OF Rutherford

On this 14 day of October, 2025, before me personally appeared Victor Anthony Bogle, Devisee of The Estate of Norma J. Bogle, 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 14 day of October 2025.

S. Stansbury
Notary Signature
My commission expires:
12/22/2025

SARAH STANSBURY
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY
My Commission Expires 12-22-2025

[Signatures continue on following pages.]

Witness my hand effective as of the 8 day of October, 2025.

Estate of Norma J. Bogle

Dustin Paul Blankenship

Dustin Paul Blankenship, Devisee

STATE OF Tennessee
COUNTY OF Rutherford

On this 8 day of October, 2025, before me personally appeared Dustin Paul Blankenship, Devisee of The Estate of Norma J. Bogle, 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 8 day of October, 2025.

Casey L. Lingerfelt

Notary Signature
My commission expires:

CASEY L. LINGERFELT
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

[Signatures continue on following page.]

Witness my hand effective as of the 9th day of October, 2025.

Estate of Norma J. Bogle

Jessica L. Blankenship

Jessica Lynn Blankenship, Devisee

STATE OF TN
COUNTY OF Cannon

On this 9th day of October, 2025, before me personally appeared Jessica Lynn Blankenship, Devisee of The Estate of Norma J. Bogle, 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 9th day of October, 2025.

Sandy Hollandsworth

Notary Signature

My commission expires: 11-08-2027

SANDY HOLLANDSWORTH
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF CANNON
MY COMM. EXPIRES NOV. 8, 2027

Certificate of Authenticity

I, Alli Pinkston, 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 **December 19, 2025**.

Date

Alli P

Affiant Signature

12/21/25

Date

State of Tennessee

County of Davidson

Sworn to and subscribed before me this **21** day of **December**, 20**25**.

Notary's Signature

My Commission Expires: May 8, 2029

Date

Notary's Seal (if on paper)

