Karen Johnson Davidson County
Batch# 1364171 DEEDWARR
12/31/2025 12:09:30 PM 3 pgs
Fees: $18.00 Taxes: $3,441.00
20251231-0104521

Prepared by:
Centennial Title Company, Inc.
30 Burton Hills Blvd., #165
Nashville, TN 37215

39-B
File #26-1001

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Winterberry, LLC, a Wyoming Limited Liability Company**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Dalih Suchet and Kenneth Suchet and, wife and husband**, hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

A certain condominium apartment in Davidson County, Tennessee, being Unit No. 6 as set forth in Exhibit "D" to the Master Deed and Bylaws for Braxton Hill Condominiums of record in Book 7585, page 317, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description on thereof.

Being the same property conveyed to Michael J. Evans and wife, Deborah P. Evans by Warranty Deed from Blair Alexander May and husband, Wade May of record in Instrument No. 20060515-0056499 Register's Office for Davidson County, Tennessee, dated May 12, 2006 and recorded on May 15, 2006.

Being the same property conveyed to Winterberry, LLC, a Wyoming Limited Liability Company by Quitclaim Deed from Michael J. Evans and wife, Deborah P. Evans of record in Instrument No. 20220307-0025803 Register's Office for Davidson County, Tennessee, dated February 21, 2022 and recorded on March 07, 2022.

The property conveyed herein is subject to matters shown on the recorded plan, matters set out in the above referenced Declarations and By-Laws, if any, and to applicable easements, conditions, assessments and restrictions therein, and Property Taxes for the current year.

This is improved property, known as: 100 Braxton Hill Court, Nashville, TN 37204.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever. Grantor covenant with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's 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.

NEW OWNER:
Kenneth Suchet
Dalih Suchet
100 Braxton Hill Court
Nashville, TN 37204

RESPONSIBLE FOR TAX PAYMENT
New owner

TAX MAP-PARCEL #:
131-12-0D-006.00

WITNESS THE EXECUTION HEREOF this 29th day of December, ~~2026~~ 2025.

Winterberry, LLC, a Wyoming Limited Liability Company

Michael J. Evans Member
By: Michael J. Evans, Member

Deborah P Evans Member
Deborah P. Evans, Member

State of Tennessee)
County of Davidson)

On this 29th day of December, 2025, Personally appeared before me the undersigned, a Notary Public in and for the State and County aforesaid, Michael J. Evans and Deborah P. Evans, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and that executed the within instrument for the purpose therein contained, and who further acknowledged that they are the Members of the maker, Winterberry, LLC,a Wyoming Limited Liability Company that they are authorized by the maker to execute this instrument, and that they have executed this instrument on behalf of Winterberry, LLC, a Wyoming Limited Liability Company as Members.

Notary Public

My Commission Expires: 3/3/26

STATE OF TENNESSEE NOTARY PUBLIC
ANGELA Y. POSTON-WILLIAMSON
COUNTY OF DAVIDSON

State of Tennessee)
County of Davidson)

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: **$ 930,000.00.**

Affiant

Sworn and subscribed before me on this the 29th day of December, ~~2026~~ 2025.

Notary Public

My Commission Expires: 11-21-26

ELIZABETH J. BARNES
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

TENNESSEE CERTIFICATION OF ELECTRONIC DOCUMENT

I, **J. Carlton Drumwright**, 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 29, 2025.

J. Carlton Drumwright

December 29, 2025
Date

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Sworn and subscribed before me on December 29, 2025.

Notary

My Commission Expires: 11/21/26

ELIZABETH J. BARNES
STATE OF TENNESSEE
NOTARY PUBLIC
WILLIAMSON COUNTY