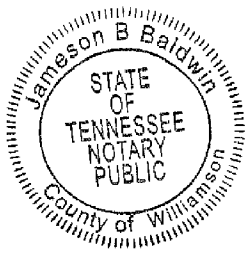
Karen Johnson Davidson County
Batch# 1365098 DEEDWARR
01/05/2026 11:44:30 AM 3 pgs
Fees: $18.00 Taxes: $1,479.63
20260105-0000301

State of Tennessee
County of ~~Sumner~~ Williamson



The actual consideration or value, whichever is greater, for this transfer is $399,900.00.

Affiant

Subscribed and sworn to before me, this 31st day of December, 2025.

Notary Public:
My Commission Expires: 1/19/28

WARRANTY DEED

This Instrument Prepared By: Highland Title, LLC, 879 GreenLea Blvd, Ste 102, Gallatin, TN 37066

Name and Address and New Owner:	Send Tax Bills To:	Map/Parcel Number:
Jose G. Mujica 418 Foothill Drive Nashville TN 37217	New Owner	106-16-0-029.00

FOR AND IN CONSIDERATION of the sum of ten dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, I/we, **Ascend Rentals, LLC, a Tennessee Limited Liability Company**, hereinafter called the Grantor(s), has/have bargained and sold, and by these presents do transfer and convey unto **Jose G. Mujica, a single man**, hereinafter called the Grantee(s), his/her/their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows to-wit:

LAND in Davidson County, Tennessee, being Lot No. 4 on the plan of Hill-N-Dale Acres, as of record in Book 2900, Pages 33 and 34, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

BEING the same property conveyed to Ascend Rentals, LLC, a Tennessee Limited Liability Company, by Warranty Deed from Mitchell W. Harper, a married man, dated 2/11/2025 and recorded 2/12/2025 in Instrument No. 20250212-0010645, in the Register's Office of Davidson County, Tennessee.

Subject to any and all plats, easements, restrictions, and other matters of record, including, but not limited to, the following:

Subject to all existing easements and all matters shown on plat of record in Plat Book 2900, Pages 33 & 34, in the Register's Office of Davidson County, Tennessee.

Subject to Restrictive Covenants of record in Book 2959, Page 213, in the Register's Office of Davidson County, Tennessee.

Subject to Sanitary Sewer Easement recorded in Book 4236, Page 728, in the Register's Office of Davidson County, Tennessee.

This is (__X__) improved (____) unimproved property, known as: 418 Foothill Dr., Nashville, TN 37217

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(s), his/her/their assigns forever. Grantor(s) covenant(s) with said Grantee(s) that we are lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except for current taxes and unless otherwise herein set out, and encumbrances of record.

GRANTOR(S) further covenant and bind ourselves, our heirs, successors, and representatives to warrant and forever defend the title to the said land to the said Grantee(s), his/her/their heirs, successors, 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 the 31st day of December, 2025.

Ascend Rentals, LLC

BY: Alvin Daniel Hale, Trustee

Alvin Daniel Hale as Trustee under 2022 Hale Family Trust, as Sole Member

State of Tennessee
County of Sumner

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Alvin Daniel Hale, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and upon oath acknowledged himself/herself/themselves to be the Trustee under the 2022 Hale Family Trust which is the Sole Member of Ascend Rentals, LLC, a Tennessee limited liability company, and that as such Trustee under the 2022 Hale Family Trust as Sole Member of Ascend Rentals, LLC, being authorized to do so, executed the foregoing instrument for the purposes therein contained by signing the name of the said Company.

Witness my hand and official seal, this 31st day of December, 2025.

Commission Expires: 8/1/29

Notary Public:

DEVON J SUTHERLAND
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

TRUE COPY CERTIFICATION

I, Jennifer L. Pennell, 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 Dec 31, 25 (date of document).

Jennifer L Pennell

Jan 2, 26

Date

State of TENNESSEE
County of WILLIAMSON

Sworn to and subscribed before me on this Jan 2, 2026.

Notary's Signature

My Commission Expires: _____

Notary's Seal

DAVID P. WEBBER
TENNESSEE NOTARY PUBLIC
My Comm Exp. October 20, 2026
COUNTY OF WILLIAMSON