WARRANTY DEED

Prepared By:
Record and Return To:
Chapman and Rosenthal Title, Inc
10 Burton Hills Blvd., Suite 100
Nashville, TN 37215

J ANDERSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 03-07-2026

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $697,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE ____ DAY OF FEBRUARY, 2026.

Notary Public

MY COMMISSION EXPIRES: _____

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Stewart Title Company
126 Kedron Pkwy, Spring Hill, TN 37174

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Juan F. Agron and Katelyn A. Moore	New Owner	081-12-0B-302.00
(NAME)	(NAME)	
1400 Rosa L Parks Boulevard, Unit 302		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37208		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

Karen Johnson Davidson County
Batch # 1376928 DEEDWARR
02/06/2026 10:16:34 AM 2 pgs
Fees: $13.00 Taxes: $2,580.75
20260206-0008675

For and in consideration of the sum of ten dollars, cash in hand paid by the hereinafter named GRANTEE(S), and other good and valuable considerations, the receipt of which is hereby acknowledged, I/we John Thomas Snow and Stacy Snow, husband and wife, hereinafter called the GRANTOR(S), has/have bargained and sold, and by these presents do transfer and convey unto Juan F. Agron, unmarried and Katelyn A. Moore, unmarried, as joint tenants with right of survivorship, hereinafter called the GRANTEE(S), his/her/their 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 Unit No. 302 together with the allocated Parking Space and the appurtenant interest in the common elements of the Lofts at Werthan Mills, a Horizontal Property Regime as established by Master Deed for the Lofts at Werthan Mills Condominiums of record in Instrument No. 20031023-0157113, amended in Instrument No. 20040521-0059936, Instrument No. 20040712-000828926, Instrument No. 20050202-0012489, Instrument No. 20051230-0156950, and Instrument 20060901-0108138, Register's Office for Davidson County, Tennessee, said Unit being depicted on the Site Plan attached to said Master Deed as Exhibit, all to which is hereby made for a more complete description thereof.

Being the same property conveyed to John Thomas Snow and Stacy Snow, husband and wife by Warranty Deed from Barbara Hahn, unmarried, dated 08/20/2018, of record in Instrument No. 20180831-0086458, Register's Office for Davidson County, Tennessee.

This conveyance is subject to (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (4) building restrictions, (5) current year property taxes, and (6) other matters of public record.

unimproved ☐

This is improved ☒ 1400 Rosa L Parks Boulevard, Unit 302, Nashville, TN 37208
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), his/her/their 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.

Effective the 5th day of February, 2026.

John Thomas Snow

Stacy Snow

State of Tennessee
County of Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named John Thomas Snow and Stacy Snow, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the person(s) described herein, and who acknowledge that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and Official seal this 5TH day of February, 2026.

Notary Public:
My Commission Expires: 07-07-2027
(SEAL)

SHEILA L. MAHONEY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

RETURN TO:
Stewart Title Company
126 Kedron Pkwy
Spring Hill, TN 37174