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

39-B
File #26-1023

Karen Johnson Davidson County
Batch # 1380792 DEEDWARR
02/13/2026 02:28:53 PM 2 pgs
Fees: $13.00 Taxes: $3,330.00
20260213-0011825

Return to:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212
FILE #: DM-2TRE-26-3510A

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 **Elizabeth Lauren Perkins, a married woman**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Logan Michael Othmer and Lillian Othmer, husband and wife**, 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:**

Land in Davidson County, Tennessee, being Unit A, 3510 Hillsdale Cottages, as established by Declaration of Covenants, Conditions and Restrictions for 3510 Hillsdale Cottages, a Horizontal Property Regime with Private Elements, as shown on plat of record in Instrument No. 20161214-0131180, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to Elizabeth Lauren Perkins, a single woman by Warranty Deed from Christi Joy Braun, married of record in Instrument No. 20210514-0065386 Register's Office for Davidson County, Tennessee, dated May 12, 2021 and recorded on May 14, 2021. Elizabeth Lauren Perkins is now married to Jeremy Schott and he joins in this conveyance to convey any and all marital interest in subject property.

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: 3510A Hillsdale Avenue, Nashville, TN 37205.

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:	RESPONSIBLE FOR TAX PAYMENT	TAX MAP-PARCEL #:
Logan Michael Othmer Lillian Othmer 3510A Hillsdale Avenue Nashville, TN 37205	Stifel Bank and Trust 12655 Olive Blvd., #250 St. Louis, MO 63141	104-05-0Q-001.00

WITNESS THE EXECUTION HEREOF this 12th day of February, 2026.

Elizabeth Lauren Perkins by Jeremy Schott as attorney in fact
Elizabeth Lauren Perkins by Jeremy Schott, Attorney in Fact

State of Tennessee)
County of Davidson)

On this the 12th day of February, 2026, before me the undersigned, a Notary Public in and for said County and State, personally appeared Jeremy Schott, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of Elizabeth Lauren Perkins, acknowledged that such person executed the same as the free act and deed of Elizabeth Lauren Perkins pursuant to the Power of Attorney recorded in Instrument No. 20260213 - 0011824, Register's Office for Davidson County, Tennessee.

Notary Public

My Commission Expires: 3/3/26

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

Jeremy Schott

State of Tennessee)
County of Davidson)

On this 12th day of February, 2026, before me the undersigned, a Notary Public in and for said County and State, personally appeared before ~~me the within~~ named Jeremy Schott the bargainor(s), to me known (or proved to me on the basis of satisfactory evidence) to ~~be~~ the person(s) described in and who executed the foregoing ~~instrument~~, and acknowledged the execution as a free act and deed.

Notary Public

My Commission Expires: 3/3/26

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

State of Tennessee)
County of Davidson)

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: **$ 900,000.00**

Affiant

Sworn and subscribed before me on this the 12th day of February, 2026.

Notary Public

My Commission Expires: _____

DAWN MARTIN STATE OF TENNESSEE NOTARY PUBLIC My Commission Expires on 11/05/2029 DAVIDSON COUNTY