Karen Johnson Davidson County
Batch# 1385020 DEEDWARR
02/24/2026 02:27:30 PM 4 pgs
Fees: $23.00 Taxes: $647.50
20260224-0014701

ERIN DIAS STATE OF TENNESSEE NOTARY PUBLIC ROBERTSON COUNTY My Commission Expires	STATE OF TENNESSEE COUNTY OF Davidson The actual consideration or value, whichever is greater, for this transfer is $175,000.00 Affiant Subscribed and sworn to before me, this 20 day of February, 2026. Notary Public My commission expires: 8-22-29

THIS INSTRUMENT WAS PREPARED BY
Signature Title Services, LLC
309 W Main St, Ste A
Murfreesboro, TN 37130

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
SHARILLA LLC	New Owner	
550 Harding Place Apt F110 & F121		
Nashville, TN 37211		

FOR AND IN 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 ACKNOWLEDGE, WE,

Brandon Adams, Trustee of The 550 Harding Pl Apt F110 Trust, as to Parcel One
Brandon Adams, Trustee of The 550 Harding Pl Apt F121 Trust, as to Parcel Two

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

SHARILLA LLC

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Parcel One:

A certain condominium located in Davidson, County, Tennessee, being Unit No. F110, of Caldwell Court Condominium, a condominium development established pursuant to the provisions of the Tennessee Horizontal Property Act as the same is set out in Section 66-27-101, et seq. of the Tennessee Code Annotated, under Master Deed Establishing Caldwell Court Condominiums of record in Book 6188, Page 744, as amended in Instrument No. 20070509-0055551 and 20071011-0120947, Register's Office of Davidson County, Tennessee, subject to the provisions and requirements thereof, and the By-Laws for the administration thereof, and all easements, rights, and interests in favor of other unit owners, and all sewer, water, electrical, telephone, and other utility easements now or hereafter established over, through, or upon the land embracing the regime and the buildings thereof, said Unit being depicted on Exhibit A-2 to said Master Deed; together with a percentage interest in the common elements and voting percentage as set forth on Exhibit A-1 in said Master Deed.

Being the same property conveyed to Brandon Adams, Trustee of The 550 Harding Pl Apt F110 Trust, by Warranty Deed from Michael T Metcalf, a single person, dated May 13, 2021, of record in Instrument No. 20210517-0066183, in the Register's Office for Davidson County, Tennessee.

Parcel Two:

A certain condominium located in Davidson, County, Tennessee, being Unit No. F121, of Caldwell Court Condominium, a condominium development established pursuant to the provisions of the Tennessee

Horizontal Property Act as the same is set out in Section 66-27-101, et seq. of the Tennessee Code Annotated, under Master Deed Establishing Caldwell Court Condominiums of record in Book 6188, Page 744, as amended in Instrument No. 20070509-0055551 and 20071011-0120947, Register's Office of Davidson County, Tennessee, subject to the provisions and requirements thereof, and the By-Laws for the administration thereof, and all easements, rights, and interests in favor of other unit owners, and all sewer, water, electrical, telephone, and other utility easements now or hereafter established over, through, or upon the land embracing the regime and the buildings thereof, said Unit being depicted on Exhibit A-2 to said Master Deed; together with a percentage interest in the common elements and voting percentage as set forth on Exhibit A-1 in said Master Deed.

Being the same property conveyed to Brandon Adams, Trustee of The 550 Harding Pl Apt F121 Trust, by Warranty Deed from Michael T Metcalf, a single man, dated May 13, 2021, of record in Instrument No. 20210517-0066187, in the Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

The lien of 2026 property taxes not yet due/payable.

Subject to any and all encumbrances, restrictions, easements, plats, covenants, rights, and conditions that may appear of record in the Register's Office of Davidson County, Tennessee.

This is improved (X) unimproved (_____) property known as 550 Harding Place Apt F110 & F121, Nashville, TN 37211.

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 in 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.

_____ Date: 2-20-26
The 550 Harding Pl Apt F121 Trust
By: Brandon Adams
It's: Trustee

_____ Date: 2.20.26
The 550 Harding Pl Apt F110 Trust
By: Brandon Adams
It's: Trustee

STATE OF Tennessee
COUNTY OF Davidson

Before me, the undersigned, a Notary Public in and for the said County and State, personally appeared **Brandon Adams** with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged that he executed the forgoing instrument for the purpose therein contained and who further acknowledged that he is TRUSTEE OF The 550 Harding Pl Apt F110 Trust and that he is authorized The 550 Harding Pl Apt F110 Trust to execute this instrument on its behalf.

Witness my hand, at office, this 20 day of February, 2026

_____
NOTARY PUBLIC

My Commission Expires: 8-22-28

ERIN DIAS
STATE OF TENNESSEE NOTARY PUBLIC
ROBERTSON COUNTY
My Commission Expires

STATE OF Tennessee

COUNTY OF Davidson

Before me, the undersigned, a Notary Public in and for the said County and State, personally appeared **Brandon Adams** with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged that he executed the forgoing instrument for the purpose therein contained and who further acknowledged that he is TRUSTEE OF The 550 Harding Pl Apt F121 Trust and that he is authorized The 550 Harding Pl Apt F121 Trust to execute this instrument on its behalf.

Witness my hand, at office, this 20 day of February, 2024.

ERIN DIAS
STATE OF TENNESSEE NOTARY PUBLIC
ROBERTSON COUNTY
My Commission Expires

NOTARY PUBLIC

My Commission Expires: 8-22-28

Tennessee Certification of Electronic Document

I, Kristen Traini, 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 2/20/26 (date of document).

Affiant Signature

2/24/26
Date

State of Tennessee

County of Sumner

Sworn to and subscribed before me this 24th day of February 2026.

Notary's Signature

MY COMMISSION EXPIRES: 01/30/2029

NOTARY'S SEAL

