THIS INSTRUMENT PREPARED BY: **Chapman & Rosenthal Title, Inc.** **800 Crescent Centre Drive, Suite 140** **Franklin, TN 37067** **CRT File No. 260253330**	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration or value, whichever is greater, for this transfer is: $290,000.00. Affiant Subscribed and sworn to before me, this 26th day of February, 2026. Notary Public My Commission Expires:

JOHN W BISHOP STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY My Commission Expires 08-10-2027

Karen Johnson Davidson County
Batch# 1386534 DEEDWARR
02/27/2026 12:16:30 PM 3 pgs
Fees: $18.00 Taxes: $1,073.00
20260227-0015689

WARRANTY DEED

Address New Owner: Keystone Point Properties LLC 2332 Harmon Cove Tower Secaucus, NJ 07094	Send Tax Bills To: Novus Home Mortgage, a division of Ixonia Bank 20225 Water Tower Blvd Ste 400 Brookfield, WI 53045	Tax Information: Tax Parcel ID No. 092-15-0A-408.00-CO

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **John Tyler Norris, unmarried** ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **Keystone Point Properties LLC, a Tennessee Limited Liability Company**, ("Grantees"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described as follows:

Land in Davidson County, Tennessee, being Unit No. 408 of ELLISTON PLACE QUARTERS, as described in the Master Deed establishing a Horizontal Property Regime with respect to Elliston Place Quarters, of record in Book 6657, Page 72, as amended in Book 7232, Page 259, Register's Office of Davidson County, Tennessee, together with a 1/48th undivided interest in the common elements as described in said Master Deed.

Being the same property conveyed to John Tyler Norris, a single man by Warranty Deed from Donald Wayne Steele, Trustee, Donald Wayne Steele Revocable Living Trust Agreement dated June 08, 2004, as amended of record in Instrument No. 20211209-0163379 Register's Office for Davidson County, Tennessee, dated December 03, 2021 and recorded on December 09, 2021.

This Conveyance is subject to the matters set forth below, if any, as well as any and all zoning regulations, building restrictions, setback lines, conditions, covenants, and restrictions (as may be amended or supplemented), all easements, utility easements or rights of ways for public utilities that appear in the appropriate public record.

Taxes for the year 2026, a lien not yet due and payable.

Terms, provisions, covenants, conditions, restrictions, easements, charges, by-laws, assessments and liens provided in the Covenants, Conditions and Restrictions of record in Book 6657, Page 72 and Amendment record in Book 7232, Page 259, Register's Office for Davidson County, Tennessee, but omitting any covenant, condition or restriction, if any, based on race, color, religion, sex, handicap, familial status or national origin unless and only to the extent that the covenant, condition or restriction (a) is exempt under Title 42 of the United States Code, or (b) relates to handicap but does not discriminate against handicapped persons.

By-Laws of record in Book 6657, Page 106, in the Register's Office for Davidson County, Tennessee.

Charter of Elliston Place Condominiums of record in Book 7013, Page 60, in the Register's Office for Davidson County, Tennessee.

Restrictions of record in Book 482, Page 379 and Book 565, Page 235, in the Register's Office for Davidson County, Tennessee, but omitting any restriction, if any, based on race, color, religion, sex, handicap, familial status, or national origin unless and only to the extent that the

restriction (a) is exempt under Title 42 of the United States Code, or (b) relates to handicap but does not discriminate against handicapped persons.

Rights and easements of adjoining landowners in and to any party wall(s) located on the insured parcel.

Subject to rights of others in and to the common areas and/or elements.

This is improved property located at 2325 Elliston Place #408 Nashville TN 37203

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantees, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except for current taxes, and restrictions and easements of record. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantees, its successors, heirs and assigns against the lawful claims of all persons whatsoever.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 26th day of February, 2026.

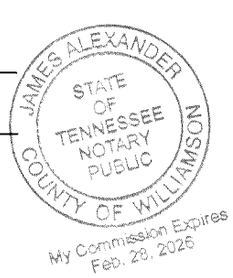
John Tyler Norris

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, John Tyler Norris, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 26th day of February, 2026.

Notary Public
My Commission Expires:



True Copy Certification

I, **Tonya Cherry,** 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 this the 26 day of February, 2026.

Affiant Signature

Date 2/26/26

State of TENNESSEE
County of DAVIDSON

Sworn to and subscribed before me this the 26 day of February, 2026.

Notary's Signature
MY COMMISSION EXPIRES: _____

JOHN W BISHOP
STATE OF TENNESSEE
NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 08-10-2027