This instrument prepared by:
Tennessee Nations Title Agency, Inc.
402 BNA Drive, Suite 205
Nashville, Tennessee 37217
615-360-2703 tn-closing@nationstitle.com

Karen Johnson Davidson County
Batch# 1401386 DEEDWARR
04/02/2026 01:38:30 PM 3 pgs
Fees: $18.00 Taxes: $962.00
20260402-0026611

State of Tennessee
County of Shelby

The actual consideration or value, whichever is greater for this transfer is: $260,000.00

Corinne Goodwin Affiant
Signature

GERRI ELLEN ADAMS STATE OF TENNESSEE NOTARY PUBLIC SHELBY COUNTY

Subscribed and sworn to before me on this the 23 Day of March 2026

Notary Public
My Commission expires 12 / 23 / 28

NAME AND ADDRESS OF PROPERTY OWNER:
Corinna Luene Kayal and Waed Kayal
3506 New Windsor Ct.
Antioch, TN 37013

After recording return to:

Sure Title Company, LLC
3265 W. Sarazens Circle, Ste 101
Memphis, TN 38125

SEND TAX BILLS TO:
Corinna Luene Kayal and Waed Kayal
3506 New Windsor Ct.
Antioch, TN 37013

MAP AND PARCEL NUMBER: 15003015900

WARRANTY DEED
26NT00412

Effective the 1st Day of March, 2026 and for and in Consideration of the sum of $1.00 cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged,

Corinna Luene Kayal and Waed Kayal, husband and wife.

Hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto

Megan McMurtry, an unmarried woman

The following described real estate in **DAVIDSON** County, Tennessee:
A certain tract or parcel of land located in Davidson County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 46A on the Plan of Zone Lot Division of Lots 43 thru 47, Chelsea of Priest Lake, Section One-B, of record in Book 6250, page 8, amended in Plat Book 6250, page 264, Register's Office for said County, to which plan reference is made for a more complete description.

Said Lot No. 46A fronts 15 feet on the southerly margin of Windsor Court and extends back 149.03 feet on the southeasterly line and 187.71 feet on the northwesterly line to a dead line in the rear measuring 89.19 feet thereon.

Being the same property conveyed to Megan McMurtry, an unmarried woman by Warranty Deed from Teresa Elliott and Michael Buntin, wife and husband as recorded 02/22/2016 in Book NA at Page NA as Document 2016022-0016509.

Commonly Known As: 3506 New Windsor Ct, Antioch, TN 37013

Tax ID: 15003015900

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. We do covenant with 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 is unencumbered, expect for those matters appearing of record and real property taxes. We do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the GRANTEES, their heirs and assigns, against all 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 our hands this the 19 day of March, 2026

Megan McMurtry

State of Tennessee)
County of Davidson)

Personally appeared before me, the undersigned authority, a Notary Public for said county and State, **Megan McMurtry** , the within named bargainer, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Russell Norment
Notary Public

My Commission expires: 10 / 04 / 2027

RUSSELL NORMENT
TENNESSEE NOTARY PUBLIC
My Comm Exp. October 4, 2027
COUNTY OF DAVIDSON

I, Gerri Ellen Adams, 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 3/23/26 (date of document).

Affiant Signature

March 23, 2026
Date

State of Tennessee
County of Shelby

Sworn to and subscribed before me this 23 day of March, 2026.

Notary's Signature
MY COMMISSION EXPIRES: 12/23/28
Notary's Seal (if on paper)

GERRI ELLEN ADAMS
STATE OF TENNESSEE
NOTARY PUBLIC
SHELBY COUNTY