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# 1406267 DEEDWARR
04/16/2026 02:36:30 PM 3 pgs
Fees: $18.00 Taxes: $1,609.50
20260416-0031372

State of TN
County of Davidson

The actual consideration or value, whichever is greater for this transfer is: $435,000

Affiant Signature

Subscribed and sworn to before me on this the 14 Day of April, 26.

Notary Public
My Commission expires 12/26/2029

JUSTIN FOSTER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILSON
My Comm. Expires 12/26/2029

NAME AND ADDRESS OF PROPERTY OWNER:
The Rochelle Center
1020 Southside Court,
Nashville, TN 37203

SEND TAX BILLS TO:
The Rochelle Center
1020 Southside Court,
Nashville, TN 37203

MAP AND PARCEL NUMBER: 176050B12800CO

WARRANTY DEED
26NT00561

Effective the 14 Day of April, 26 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,

Htang Khat Pum, a married man

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

The Rochelle Center

Hereinafter called the GRANTEES, their heirs and assigns, a certain tract or parcel of land in **Davidson County, Tennessee**, described as follows, to wit:

Being Lot No. 226 on the Plan of Hickory Woods Estates, Section "C", of record in Plat Book 6900, Pages 884 thru 887, Register's Office for Davidson County, Tennessee, to which Plat reference is hereby made for a more complete legal description.

Being the same property conveyed to Htang Khat Pum, a married man from Van Bawi Lian, a married man, and Htang Khat Pum, an unmarried man, by Quitclaim Deed dated 07/18/2023 and recorded 08/15/2023 in Instrument No. 20230815-0063573, Register's Office of said County.

This is an improved property commonly known as: 6112 Firelight Trail, Antioch, TN 37013-5653

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 14 day of April, 2026

Htang Khat Pum

State of TN)
County of Davidson)

Personally appeared before me, the undersigned authority, a Notary Public for said county and State, **Htang Khat Pum,** 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.

Notary Public

My Commission expires: 7 / 3 / 28

PATRICK J. MILLER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Dim Hon Cing
State of TN)
County of Davidson)

Personally appeared before me, the undersigned authority, a Notary Public for said county and State, **Dim Hon Cing,** 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.

Notary Public

My Commission expires: 7 / 3 / 28

PATRICK J. MILLER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Dim Hon Cing joins in this deed for purposes of conveying marital interest

Tennessee Certification of Electronic Document

I, Justin Foster 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 4-14-26 (date of document).

Affiant Signature

4-14-26
Date

State of Tennessee
County of Davidson

Sworn to and subscribed before me this 14 of April, 26.

(SEAL)

MARCIA ESCOBAR
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

Marcia Escobar
Notary's Signature
My Commission Expires: 10-25-2027