2026-1996-TN

WARRANTY DEED

Karen Johnson Davidson County
Batch# 1409715 DEEDWARR
04/22/2026 10:20:30 AM 3 pgs
Fees: $18.00 Taxes: $1,905.50
20260422-0033181

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION FOR THIS TRANSFER OR VALUE OF THE PROPERTY TRANSFERRED, WHICHEVER IS GREATER IS, **$515,000.00.**

Affiant

Subscribed and sworn to before me this 20th day of April, 2026

Notary Public
My Commission expires: (Affix Seal)

ALEXIS CHERRY NOTARY PUBLIC STATE OF TENNESSEE SUMNER COUNTY COMMISSION EXPIRES: 3-21-2029

THIS INSTRUMENT PREPARED BY
Blue Note Title, LLC, 5120 Virginia Way, Suite B13, Brentwood, Tennessee 37027

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBER:
Rodey Brent Newton	SoFi Bank National Association	091-09-0M-002.00-CO
6018B Deal Avenue	2750 East Cottonwood Parkway, Suite 300	
Nashville, TN 37209	Salt Lake City, UT 84121	

WITNESSETH: That for and in consideration of TEN dollars, cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, **Allison Finkell, unmarried**, hereinafter called the GRANTOR, does hereby bargain, sell, convey and confirm unto **Rodey Brent Newton and Jaci Brianne Newton, husband and wife**, their heirs and assigns, hereinafter called the GRANTEE, the following described real estate, situated and being located in Davidson County, Tennessee:

Land in Davidson County, Tennessee, being Unit 6018-B as shown on Exhibit "B" to the Declaration of Covenants, Conditions, and Restrictions for Homes at 6018 Deal Avenue, a Horizontal Property Regime with Private Elements, of record in Instrument No. 20150424-0037059, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more comprehensive and binding description.

Being the same property conveyed to Allison Finkell, unmarried, by Warranty Deed from Boulevard Homes, LLC, a Tennessee limited liability company dated December 7, 2015 and recorded December 9, 2015 at Instrument Number 20151209-0123942 in the Register's Office for Davidson County, Tennessee.

Allison Finkell and Allison Finkell Bruski are one and the same person.

The property is subject to any and all existing easements and restrictions as shown of record including the following:

1. **All taxes and special assessments, including water, sanitary and other utility bills, for the year 2026 and subsequent years, which are not yet due and payable.**
2. **Subject to the Covenant, Condition, or Restriction, recorded as Instrument #20150424-0037059 in the official records of the Davidson County Register of Deeds.**
3. **Subject to the Easement, recorded as Instrument #20151005-0100798 in the official records of the Davidson County Register of Deeds.**

This is improved property known as: **6018B Deal Avenue, Nashville, TN 37209.**

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the GRANTEE, their heirs, successors and assigns in fee simple forever. And the GRANTOR does hereby covenant with the GRANTEE that she is lawfully seized in fee of the afore described real estate; that she has a good right to sell and convey the same; that the same is unencumbered, and that the title and quiet possession thereto he will warrant and forever defend against the lawful claims of all persons.

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 20th day of April, 2026.

Allison Finkell Bruski

STATE OF South Carolina
COUNTY OF Spartanburg

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Allison Finkell Bruski,** to me known to be the person described in and who executed the foregoing instrument, and acknowledged that she executed the same for the purposes therein contained.

WITNESS my hand and Official Seal at our office this 20th day of April, 2026.

Bilal Al-Islam
Notary Public
My commission expires 3/18/35

BILAL AL-ISLAM
Notary Public - State of South Carolina
My Commission Expires
March 18, 2035

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 20 day of April, 2026.

Affiant Signature
Date 4-20-26

State of TENNESSEE
County of DAVIDSON

Sworn to and subscribed before me this the 20 day of April, 2026.

Notary's Signature
MY COMMISSION EXPIRES:

C. LOY CARNEY
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 03-20-2028