**WARRANTY DEED**

DAWN MARTIN
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 11/05/2029
DAVIDSON COUNTY

File No. EM-26-1649

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $259,999.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24 day of April, 2026

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

**THIS INSTRUMENT WAS PREPARED BY**
Magnolia Title & Escrow, LLC, 1104 Fatherland Street, Nashville, TN 37206

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Raymond Kyle Olson | BankPlus | |
| (NAME) | (NAME) | |
| 4316 Summercrest Boulevard, 205 | 578 Highland Colony Pkwy | 164-06-0A-014.00-CO |
| (ADDRESS) | (ADDRESS) Suite 300 | |
| Antioch, TN 37013 | Ridgeland, MS 39157 | |
| (CITY) (STATE) (ZIP) | (CITY) (STATE) (ZIP) | |

FOR AND 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 ACKNOWLEDGED, I/we, **Tawny L. Burgess, a single woman**, HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Raymond Kyle Olson, an unmarried man**, HEREINAFTER CALLED THE GRANTEE, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

**A certain condominium located in Davidson County, Tennessee, being Unit No.14 of Autumn Glen, Section 1, Phase 2, (Manor Homes), a Condominium Regime, a Condominium Development established pursuant to the provision 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 the Master Deed establishing Autumn Glen, Section 1, a Condominium Regime, of record in Instrument Number 20030929-0143614, as amended of record in 20101229-0103591, amended and supplemented for Autumn Glen, Section 1, Phase 2 of record in Instrument Number 20170510-0046473, in the Register's Office for Davidson County, Tennessee, and subject to the provisions and requirements thereof, and the By-Laws for the administration thereof, and all easements, rights, and interest 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 buildings thereof; said Unit being depicted on Exhibit "B" of said supplemented Master Deed of record in Instrument No. 20170510-0046473, in said Register's Office**

**Being the same property conveyed to Tawny L. Burgess, single women by Warranty Deed from Josie Vaye Matthews, unmarried of record in Instrument No. 20200731-0084779 Register's Office for Davidson County, Tennessee, dated July 30, 2020 and recorded on July 31, 2020.**

**This is property more commonly known as 4316 Summercrest Boulevard, 205, Antioch, TN 37013.**

THIS CONVEYANCE IS MADE SUBJECT TO: (1) any and all applicable governmental and/or zoning regulations; (2) property taxes for 2026 and thereafter; and (3) All matters shown on the Plan of record, Register's Office for Davidson County, Tennessee.

Karen Johnson Davidson County
Batch # 1411851 DEEDWARR
04/27/2026 02:14:15 PM 2 pgs
Fees: $13.00 Taxes: $962.00

20260427-0036463

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 is 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.

Witness my/our hand this 8th day of April, 2026.

Tawny L. Burgess

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 8th day of April, 2026, before me personally appeared Tawny L. Burgess, to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that such person (or persons) executed the same as such person's (or persons') free act and deed.

Witness my hand, at office, this 8th day of April, 2026.

Notary Signature
My commission expires: 1/30/27

CHRISTEN T. RABE
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

Return to:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212
FILE #: DM-TYLE-26-4316-205