Karen Johnson Davidson County
Batch# 1417373 DEEDWARR
05/07/2026 10:56:30 AM 4 pgs
Fees: $23.00 Taxes: $555.00
20260507-0041207

WARRANTY DEED	STATE OF TENNESSEE} COUNTY OF DAVIDSON} The actual consideration or value, whichever is greater for this transfer is **$150,000.00.** **Affiant** Subscribed and sworn to before me This 6 day of May, 2026. **Notary Public** My Commission Expires:

Address New Owners as:	Tax Bill To:	Map / Parcel
Lance T. Carter 195 Larry Lane, Madisonville, KY 42431	New Owners	081-15-0-180.00

This instrument was prepared by: Belle Meade Title & Escrow, 109 Kenner Avenue, Suite 201, Nashville, Tennessee 37205.

FOR AND IN CONSIDERATION of the sum of Ten Dollars **($10.00)**, cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, **Wynot Lane, LLC** (The "Grantor"), has bargained and sold, and by these presents does transfer and convey unto **Lance T. Carter, an unmarried man** (The "Grantee"), Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, being more particularly described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 14 on the Plan of J.M.T.J. and G.W. Harding's Subdivision, of record in Book 21, Page 80, Register's Office for Davidson County, Tennessee.

Said Lot No. 14 fronts 50 feet on the northerly side of Heiman Street and runs back

between parallel lines with the easterly margin of 21st avenue North, 150 feet to an alley.

Being the same property conveyed to Wynot Lane, LLC from Lisa Brown and Ashlei Brown of record in Instrument No. 20241015-0079917 in said Register's Office.

This is improved property commonly known as 1826 Heiman St. Nashville, TN 37208

This conveyance is subject to the following:

1. Subject to all matters on plat Book 21 Page 80, said Register's Office.

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

And Grantor does covenant with the said Grantees that the Grantor is lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered except as set forth hereinabove.

And Grantor does further covenant and bind themselves, their heirs, and assigns, to warrant and forever defend the title to the Property to the said Grantee, its heirs and assigns, against the lawful claims of all persons whomsoever.

Witness my hand this 6th day of May, 2026.

Grantor:

By: Wynot Lane, LLC

STATE OF TENNESSEE}
COUNTY OF DAVIDSON}

Before me, the undersigned of the state and county mentioned, personally appeared, Lisa Brown, Member of Wynot Lane, LLC, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged herself to be Member forWynot Lane, LLC, and as such Member acknowledges she is authorized to execute the foregoing instrument on behalf of Wynot Lane, LLC, the within named bargainor, and that they as such Member, executed the foregoing instrument for the purpose therein contained, by signing Lisa Brown Wynot Lane, LLC, as Member.

WITNESS my hand and official seal at Nashville, Tennessee, this 6th day of May, 2026.

Notary Public

My Commission Expires: 3/5/30

AMYAN SINDY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 3-5-2030

Certificate of Authenticity

I, Robert J. Notestine, III, 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 May 6th 2026.

AFFIANT SIGNATURE

May 6, 2026
Date

STATE OF TENNESSEE}
COUNTY OF DAVIDSON}

Sworn and subscribed to me on this 6th day of May, 2026.

NOTARY'S SIGNATURE

My Commission Expires: 3/5/2030

Notary's Seal:

AMYAN SINDY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 3-5-2030