Karen Johnson Davidson County
Batch# 1419216 DEEDWARR
05/12/2026 08:42:30 AM 3 pgs
Fees: $18.00 Taxes: $3,940.50
20260512-0042498

Name and Address of New Owner:
Kevin Wu and Qingrong Ji
1142 Brick Church Pike
Nashville, TN 37207

Send Tax Bills To:
Tomo Mortgage, LLC
1156 6TH AVE, 9TH Floor
NEW YORK, NY 10036

This Instrument Prepared By:
Mason Lillie powered by Bell Land
231 Public Square, Ste 220
Franklin, TN 37064
File No.: ML-26-200

Map & Parcel No: 071 14 2J 009.00

AFFIDAVIT OF VALUE

The undersigned hereby offers this instrument for recording within the meaning of the statutes of the State of Tennessee under Tenn. Code Ann. Section 67-4-409, and hereby swears and affirms that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $1,065,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Carmen Coats
Affiant

STATE OF TENNESSEE
COUNTY OF ~~WILLIAMSON~~ DAVIDSON

Sworn to and subscribed before me this 7th day of May, 2026.

Notary Signature
My commission expires: 12 | 19 , 2028

APRIL SUMRALD
STATE OF TENNESSEE NOTARY PUBLIC
ROBERTSON COUNTY
MY COMMISSION EXPIRES 12-19-2028

WARRANTY DEED

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 legal sufficiency of which are hereby irrevocably acknowledged, **Riverside Development Holdings, LLC, a Tennessee limited liability company**, "the Grantor," has this day bargained and sold and by these presents does hereby sell, give, transfer and convey unto, **Qingrong Ji and Kevin Wu, wife and husband,** "the Grantees," the following described real estate in Davidson County, Tennessee:

Land in Davidson County, Tennessee, being Unit 9, together with common areas, as established by Declaration of Covenants, Conditions and Restrictions for 1200 BRICK CHURCH PIKE, A TOWNHOUSE PLANNED UNIT DEVELOPMENT of record as Instrument No. 20210304-0028435 as amended in Instrument No. 20240409-0025250 and Instrument No. 20260305-0017678, and being shown on Plat attached thereto as Exhibit "B", in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being part of the same property conveyed to Riverside Development Holdings, LLC, a Tennessee limited liability company, by Warranty Deed from Whitefish Point Investments, LLC, of record in Instrument No. 20220728-0086287, in the Register's Office of Davidson County, Tennessee, dated July 27, 2022, and recorded on July 28, 2022.

This property more commonly known as 1142 Brick Church Pike, Nashville, TN 37207

This conveyance is subject to all restrictions, easements and planning documents of record, and current year's taxes and subsequent years, a lien not yet due and payable.

TO HAVE AND TO HOLD said real estate unto the Grantees, and the Grantees' successors, heirs and assigns, forever in fee simple.

Grantor covenants that it is lawfully seized and possessed of said real estate, has good right and lawful authority to convey the same, that the title thereto is clear, free and unencumbered (except as hereinbefore specifically set out), and will forever warrant and defend said title against any and all lawful claims of all persons.

IN WITNESS WHEREOF, Grantor has caused this Warranty Deed to be executed on the 7th day of May, 2026.

Riverside Development Holdings, LLC, a
Tennessee Limited Liability Company

By: _____ (SEAL)
Ryan Talbert, Sole Member

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, a Notary Public of the state and county mentioned, personally appeared Ryan Talbert, Sole Member of Riverside Development Holdings, LLC, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged such person to be Sole Member of Riverside Development Holdings, LLC, the within named bargainor, a Limited Liability Company, and that such Ryan Talbert, Sole Member of Riverside Development Holdings, LLC as such Sole Member, executed the foregoing instrument for the purpose therein contained, by personally signing the name of the Limited Liability Company as Sole Member.

Witness my hand and seal, at office, this 7th day of May, 2026.

_____
Notary Signature

Printed Name: Karla Lilley

My commission expires: _____



Tennessee Certification of Electronic Document

I, Steven T. Morris, 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 7. 2026

Affiant Signature

11th day of May, 2026

Date

State of Tennessee

County of Davidson

Sworn to and subscribed before me this 11th day of May, 2026

Notary's Signature

MY COMMISSION EXPIRES: 1/24/2028

NOTARY'S SEAL

