THIS INSTRUMENT WAS PREPARED BY	STATE OF TENNESSEE
Bankers Title & Escrow Corporation 5107 Maryland Way Brentwood, TN 37027 P26-17512-BW	COUNTY OF Williamson THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 550,000.00. Amy Nelson Affiant SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11th DAY OF May, 2026 Stacy R Jacobs Notary Public MY COMMISSION EXPIRES: 3/9/2026 (AFFIX SEAL)

STACY R JACOBS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

Karen Johnson Davidson County
Batch# 1419479 DEEDWARR
05/12/2026 04:10:30 PM 3 pgs
Fees: $18.00 Taxes: $2,035.00
20260512-0042832

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Burt Family Revocable Living Trust	New Owner	
120 Morton Mill Cir		141-12-0D-120.00-CO
Nashville, TN 37221		
(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, WE, **James Lance, a married man**

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **John William Burt and Kaitlin Jordan Burt, Co-Trustees of The Burt Family Revocable Living Trust, dated March 27, 2025**

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being Unit No. 120 on the Plan of Third Revision, Morton Mill Estates, as of record in Plat Book 7900, page 561, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Being the same property conveyed to James Lance, a married man by Warranty Deed from Judith Carr, unmarried of record in Instrument No. 20200422-0042222 Register's Office for Davidson County, Tennessee, dated April 21, 2020 and recorded on April 22, 2020.

Grantor is married, however subject property is not now, nor has ever been, a marital residence and as such is not subject to any homestead, dower, or other marital interest.

THIS CONVEYANCE IS SUBJECT TO: (1) Taxes which have been prorated and assumed by Grantee; (2) All restrictions of record; (3) All easements of record; (4) All visible easements; (5) All matters appearing on the plan of record; (6) All applicable governmental and zoning regulations.

This is improved property known as **120 Morton Mill Cir, Nashville, TN 37221**

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 our hands this the 8th day of May, 2026.

James Lance

STATE OF Ohio
COUNTY OF Hamilton

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **James Lance,** the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the within named bargainor, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal this the 8th day of May, 2026.

My Commission expires: 10-07-2030

Notary Public

JESSICA WILLIAMS
Notary Public
State of Ohio
My Comm. Expires
October 7, 2030

Certificate of Authenticity

I, Lacey Chumley, 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 8, 2026.

Date

Lacey Chumley

Affiant Signature

May 12, 2026

Date

State of Tennessee

County of Williamson

Sworn to and subscribed before me this 12 day of May, 2026

Stacy R Jacobs

Notary Signature

My Commission Expires: 3/9/2027

STACY R JACOBS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON