BOX 10-A

THIS INSTRUMENT PREPARED BY:
Chapman & Rosenthal Title, Inc.
10 Burton Hills Blvd, Ste 130
Nashville, TN 37215

CRT File No. 260353720

Karen Johnson Davidson County
Batch # 1421943 DEEDWARR
05/19/2026 10:12:53 AM 2 pgs
Fees: $13.00 Taxes: $12,950.00
20260519-0044719

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is: $3,500,000.00

Affiant

Subscribed and sworn to before me, this 15th day of May, 2026.

M.L. Schodrosk

Notary Public
My Commission Expires: 02/03/2030

M.L. SCHODROSKI
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF ROBERTSON
MY COMM. EXPIRES 02/03/2030

WARRANTY DEED

Address New Owner:	Send Tax Bills To:	Tax Information:
Ken Raasch and Linda Raasch 926 Overton Lea Road Nashville TN 37220	Ken Raasch and Linda Raasch 16870 Roberts Road Los Gatos, CA 95032	Tax Parcel ID No. 146-05-0-029.00

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Michael S. Metzman and Judy Metzman, husband and wife** ("Grantors"), have this day bargained and sold, and do hereby transfer and convey to **Ken Raasch and Linda Raasch, husband and wife**, ("Grantees"), their successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described as follows:

Land in Davidson County, Tennessee, being Lot(s) 2, as shown on the map entitled Resubdivision of Lot Four Bridal Path Estates, Block "B", of record in Plat Book 7900, page 60, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate property description.

Being the same property conveyed to MICHAEL S. METZMAN AND WIFE, JUDY METZMAN, by deed from CAMILLE R. POTTER (now UNDERWOOD) and JAMES EDWARD UNDERWOOD, JR., of record in Book 8825, page 677, dated December 28, 1992, said Register's Office.

This Conveyance is subject to the matters set forth below, if any, as well as any and all zoning regulations, building restrictions, setback lines, conditions, covenants, and restrictions (as may be amended or supplemented), all easements, utility easements or rights of ways for public utilities that appear in the appropriate public record.

General or special taxes and assessments required to be paid in the year 2026 and subsequent years for Map-Par. 146-05-0-029.00.

Matters shown on the Plan of record in Plat Book 7900, page 60, said Register's Office.

This is improved property located at 926 Overton Lea Road Nashville TN 37220

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

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except for current taxes, and restrictions and easements of record. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantees, its successors, heirs and assigns against the lawful claims of all persons whatsoever.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 15th day of May, 2026.

Michael S. Metzman

Judy Metzman

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, Michael S. Metzman and Judy Metzman, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 15th day of May, 2026.

Notary Public

KATE ROSENTHAL
NOTARY PUBLIC
STATE OF TENNESSEE
COUNTY OF DAVIDSON
MY COMM. EXPIRES MAR 5, 2030

My Commission Expires: _____