WARRANTY DEED

Karen Johnson Davidson County
Batch# 1428312 DEEDWARR
06/05/2026 01:41:30 PM 3 pgs
Fees: $18.00 Taxes: $1,757.50
20260605-0051008

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $475,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS 29 DAY OF May, 2026

Notary Public

MY COMMISSION EXPIRES: 11/14/2028
(AFFIX SEAL)

WILLIAMSON COUNTY TENNESSEE NOTARY PUBLIC CAROLYN CURD

THIS INSTRUMENT WAS PREPARED BY
Hardeman, Montgomery & Potter, 4301 Hillsboro Pike, Suite 300, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Storri Moseley	Everett Financial dba Supreme Lending	
(NAME)	(NAME)	
212 Prince Ave	14801 Quorum Drive #300	071-07-0-278.00
(ADDRESS)	(ADDRESS)	
Nashville, TN 37207	Dallas TX 75254	
(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, **TYLER DELANEY AND KATHERINE GRIERSON, HUSBAND AND WIFE**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **STORRI MOSELEY AND WILLIAM MOSELEY, TENANTS BY THE ENTIRETY,** 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 Lot No. 2 on the Plan of Final Plat of Resubdivision of Lot 36, J.B. Haynies Oriental Subdivision of record in Plat Book 161, Page 26 and 27as Resubdivision recorded in Plat Instrument Number 20161021-0111479, 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 the same property conveyed to Tyler Delaney and Katherine Grierson, husband and wife by Warranty Deed from Clay Quinn and Lindsey Massey of record in Instrument No. 20191218-0130760 Register's Office for Davidson County, Tennessee, dated December 18, 2019 and recorded on December 18, 2019.

Katherine Grierson is now known as Katherine Delaney.

This conveyance is subject to all easements, restrictive covenants and conditions, and all other matters of record, including all items set out on any applicable plat of record.

unimproved
This is improved x property, known as 212 Prince Ave, Nashville, TN 37207
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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.

JW2026-652

Witness my hand this 29 day of MAY, 2026

TYLER DELANEY

KATHERINE DELANEY

STATE OF ~~TENNESSEE~~ North Carolina
DJF
COUNTY OF ~~DAVIDSON~~ Wake
DJF

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Tyler Delaney and Katherine Delaney, the bargainors, 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 and official seal this 29th day of May, 2026.

Commission expires: August 11 2026

Notary Public

DONNA J FLEMING
NOTARY PUBLIC
Craven County
North Carolina
My Commission Expires Aug. 11, 2026

JW2026-652

True Copy Certification

I, Yvette Meldrum, 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 5/29 2026

5/29/2026

Affiant Signature Date

State of Tennessee
County of Williamson,

Sworn to and subscribed before me this 29th day of May, 2026.

Notary's Signature

My Commission Expires: 11/14/2028

