Karen Johnson Davidson County
Batch# 1442706 DEEDWARR
07/07/2026 08:18:30 AM 3 pgs
Fees: $18.00 Taxes: $455.10
20260707-0060813

WARRANTY DEED

ASHLEE D. PAGE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF Tennessee
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $123,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS 30 DAY OF June, 2026

Notary Public

MY COMMISSION EXPIRES: 9/7/2026
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Providence Title, LLC, 25 Century Blvd, Suite 402, Nashville, TN 37214

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Music City Financial, LLC, a Texas Limited Liability Company (NAME)	New Owners (NAME)	
828 Royal Pkwy #204 (ADDRESS)	(ADDRESS)	136-03-0A-056-00CO
Nashville TN 37214 (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, **Carol Loring**, HEREINAFTER CALLED THE GRANTOR(S), **HAS** BARGAINED AND SOLD, AND BY THESE PRESENTS **DO** TRANSFER AND CONVEY UNTO **Music City Financial, LLC, a Texas Limited Liability Company**, HEREINAFTER CALLED THE GRANTEE, THEIR SUCCESSORS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON, COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

A certain Condominium in Davidson County, Tennessee, being Townhouse No. 56, Building No. 8, on the Plan of Priest Lake Park Condominium, a Horizontal Property Regime, of record in Book 4460, page 88, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

National City Bank to Carol Loring, unmarried by special warranty deed dated 05/27/2008 and recorded on 06/04/2008 as Instrument Number 20080604-0057201 in the Official Records of the Davidson County Register of Deeds.

202607070060812

Power of attorney of record in Instrument No. _____, said Register's Office.

Carol Loring is also known as Carolyn R. Lorning

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.

unimproved
This is improved x property, known as 4000 Anderson Road, #56, Nashville, TN 37217

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 my hand this 30th day of June, 2026.

Carolyn R Loring by Melissa Pauline Odum, Attorney-in-Fact

Carolyn R. Loring by Melissa Pauline Odum,
attorney-in-fact

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 30th day of June, 2026, before me personally appeared Melissa Odum, to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that such person (or persons) executed the same as such person's (or persons') free act and deed.

On this 30th day of June, 2026, Appeared via audio/video communication before me, the undersigned authority, a Notary Public for said county and state Melissa Pauline Odum, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of Carolyn R. Loring, and who acknowledged that he executed the same as the free act and deed of Carolyn R. Loring.

Witness my hand, at office, this 30th day of June, 2026.

Notary Signature
My commission expires: 05/16/2027
Notarized remotely using audio-video communication technology via Proof.
STATE OF TENNESSEE
COUNTY OF DAVIDSON

MATT DECKARD
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD
Online Notary Public
My Commission Expires
May 16, 2027

Melissa Pauline Odum, being first duly sworn, makes oath in accordance with T.C.A. Section 34-6-105(c), that she did not have at the time of the exercise of the powers of attorney actual knowledge of the termination of the power by revocation or of the death of **Carolyn R. Loring**, the principal.

This 30th day of June, 2026.

Melissa Pauline Odum
Melissa Pauline Odum

Sworn to and subscribed before me by **Melisa Pauline Odum** this 30th day of June, 2026.

MATT DECKARD
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD
Online Notary Public
My Commission Expires
May 16, 2027

Notary Public
My Commission Expires 05/16/2027

Notarized remotely using audio-video communication technology via Proof.

Certificate of Authenticity

I, Holly A Mason, 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 6/30/26.

Holly A Mason

Affiant Signature

6/30/26

Date

State of TN
County of Davidson

Sworn to and subscribed before me this 30 day of June, 2026.

Notary's Signature

(Notary Seal)

