THIS INSTRUMENT PREPARED BY: **Chapman & Rosenthal Title, Inc.** **800 Crescent Centre Drive, Suite 140** **Franklin, TN 37067** **CRT File No. 260654875** Karen Johnson Davidson County Batch# 1447262 DEEDWARR 07/15/2026 08:25:30 AM 3 pgs Fees: $18.00 Taxes: $1,239.50 20260715-0063881	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration or value, whichever is greater, for this transfer is: $335,000.00. Affiant Subscribed and sworn to before me, this 10th day of July, 2026. Notary Public My Commission Expires:

JORDAN B. OSBORN STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DICKSON MY COMMISSION EXPIRES JULY 18, 2028

JORDAN B. OSBORN STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DICKSON

WARRANTY DEED

Address New Owner: Daniel B. Norfleet and Kaila Norfleet 4320 Central Valley Drive Hermitage TN 37076	Send Tax Bills To: Same	Tax Information: Tax Parcel ID No. 086-16-0-042.00-000

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, **Angela Bellson, unmarried** ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **Daniel B. Norfleet and Kaila Norfleet, 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:

A Certain tract or parcel of land, together with all tenements, hereditaments and appurtenances thereto located in Davidson County, State of Tennessee, described as follows:

Being Lot No. 13 on the Plan of Central Valley of record in Book 5800, page 71, Register's Office for said County.

Said Lot Number 13 fronts 78.00 feet on the Southerly margin of Central Valley Drive and extends back 133.35 feet on the Westerly line and 137.10 feet on the Easterly line to a dead line in the rear, measuring 87.11 feet thereon.

Being the same property conveyed to Angela Bellson, an unmarried woman by Warranty Deed from HHBC Investments, LLC of record in Instrument No. 20130124-0008022 Register's Office for Davidson County, Tennessee, dated January 18, 2013 and recorded on January 24, 2013.

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.

Taxes for the year 2026, a lien not yet due and payable.

Subject to all matters shown on the Plan of record in Plat Book 5800, Page 71 and Plat Book 5800, Page 72, Register's Office for Davidson County, Tennessee.

Restrictions of record in Book 5903, Page 656, in the Register's Office for Davidson County, Tennessee, but omitting any restriction, if any, based on race, color, religion, sex, handicap, familial status, or national origin unless and only to the extent that the restriction (a) is exempt under Title 42 of the United States Code, or (b) relates to handicap but does not discriminate against handicapped persons.

This is improved property located at 4320 Central Valley Drive Hermitage TN 37076

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 9th day of July, 2026.

Angela F. Bellson

Angela Bellson

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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

Witness my hand, at office, this 9th day of July, 2026.

Notary Public

My Commission Expires: 2-2-30

JAMES ALEXANDER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

My Commission Expires
February 2, 2030

Certificate of Authenticity

I, Jordan B. Osburn, 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 7/9/2026.

Date

Affiant Signature

7/10/2026

Date

State of Tennessee

County of Dickson

Sworn to and subscribed before me this 10th day of July, 2026.

Notary's Signature

My Commission Expires: 2/21/2029

Date

Notary's Seal (if on paper)

AMANDALYN R. MANLEY
STATE OF TENNESSEE NOTARY PUBLIC
DICKSON COUNTY
My Commission Expires February 21, 2029