Karen Johnson Davidson County
Batch# 1452430 DEEDWARR
07/29/2026 11:00:30 AM 3 pgs
Fees: $18.00 Taxes: $1,346.80
20260729-0069690

STATE OF Tennessee
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $364,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th day of July, 2026.

Notary Public
MY COMMISSION EXPIRES:_____
File No. G26-26142

ROBERT CONNOR WHITAKER NOTARY PUBLIC STATE OF TENNESSEE COUNTY OF DICKSON MY COMMISSION EXPIRES NOV. 6, 2027

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER
Stephen Andrew Tafoya and Riana Lynn Tafoya (NAME) 241 Proclamation Drive (STREET ADDRESS) Raeford, NC 28376 (CITY) (STATE) (ZIP)	United Wholesale Mortgage, LLC (NAME) 585 South Blvd E (STREET ADDRESS) Pontiac, MI 48341 (CITY) (STATE) (ZIP)	075-10-0-029.00

FOR AND IN 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 HEREBYACKNOWLEDGED, WE, **Kyle Travis Bolt and Sarah Ann Bolt, a/k/a Sarah Ann Bunch, husband and wife**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Stephen Andrew Tafoya and Riana Lynn Tafoya, husband and wife**, 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:

BEING Lot No. 191 on the Plan of Hermitage Estates of record in Plat Book 3300, Page (s) 70 and 71, 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 Kyle Travis Bolt and Sarah Ann Bunch, tenancy by the entirety by Deed dated February 11, 2021 from Daniel DeHart, married and Tyler Kane, unmarried and Katherine Kelly, married with rights of survivorship, recorded February 24, 2021, in Instrument Number 20210224-0022906, in the Register's Office of Davidson County, Tennessee.

The said Sarah Ann Bolt and Sarah Ann Bunch being one in the same person.

Subject to any and all plats, easements, restrictions, and other matters of record.

The 2025 taxes have been paid by the Grantor and the current taxes have been prorated between the Grantor and Grantee. All future taxes will be assumed by the Grantee herein.
The above legal description is the same as that contained in the previous deed of record.

This is improved property, known as 8401 Terry Lane, Hermitage, TN 37076.

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. Whenever 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/our hand(s) this 27th day of July, 2026.

Kyle Travis Bolt

Sarah Ann Bunch Bolt

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 27th day of July, 2026, before me personally appeared Kyle Travis Bolt and Sarah Ann Bunch Bolt, 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.

Witness my hand, at office, this 27th day of July, 2026.

Notary Signature
My commission expires:

PREPARED BY AND RETURN TO:

SMITH.SHOLAR.MILLIKEN.MATTHEWS.PLLC.
P.O. BOX 663
GALLATIN, TN 37066



Tennessee Certification of Electronic Document

I, Trudy Milliken, 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 07/27/2026 (date of document).

Affiant Signature

07/27/2026

Date

State of Tennessee

County of Sumner

Sworn to and subscribed before me by Trudy Milliken on this 27th day of July, 2026.

KIM PERRY
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

Notary's Signature

MY COMMISSION EXPIRES: 1/30/29