Karen Johnson Davidson County
Batch# 1456345 DEEDWARR
08/06/2026 03:46:30 PM 3 pgs
Fees: $18.00 Taxes: $1,017.50
20260806-0072669

THIS INSTRUMENT WAS PREPARED BY
Harpeth Escrow, LLC
117 Saundersville Road, Ste. 201
Hendersonville, TN 37075

RECORD AND RETURN TO
Harpeth Escrow, LLC
117 Saundersville Road, Ste. 201
Hendersonville, TN 37075

STATE OF Tennessee
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is **$275,000.00**.

Affiant

Subscribed and sworn to before me, this **3rd day of August, 2026.**

LINZY B LEHN STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY MY COMMISSION EXPIRES 5-19-2027

Notary Public
My commission expires:

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
Ebenezer Amfo and Sydney Slaughter **1020 Hammack Ct** **Nashville, TN 37214**	**CrossCountry Mortgage, LLC** **2160 Superior Avenue** **Cleveland, OH 44114**	**108-16-0-298.00** Account No.

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid by the Grantee and other good and valuable consideration accepted as cash, the receipt and sufficiency of which is hereby acknowledged, **Daniel Rothhaar and Emily Krieble, husband and wife**, Grantor(s), has this day bargained and sold, and does hereby transfer and convey unto the said, **Ebenezer Amfo, a single man, and Sydney Slaughter, a single woman**, Grantee(s) herein, its successors and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 64-B on the Plan of Zone Lot Division, Percy Priest Woods, Section III Revised 54, 64 and 69, of record in Plat Book 6250, Page 428, Amending Plat Book 5200, Page 789, 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 Daniel Rothhaar, a single man and Emily Krieble, a single woman by Warranty Deed from Amanda Dean, Successor Trustee of The 1020 Hammack Ct Trust of record in Instrument No. 20200219-0018638 Register's Office for Davidson County, Tennessee, dated February 18, 2020 and recorded on February 19, 2020.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

All easements, restrictive covenants and conditions, and other matters of record, including items set out on any applicable plat of record.

This is improved (X) unimproved (__) property known as **1020 Hammack Ct, Nashville, TN 37214**.

HE-2026-326

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 in 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/our hand(s) this **3rd day of August, 2026.**

Daniel Rothhaar

Emily Krieble

STATE OF TENNESSEE
COUNTY OF ~~SUMNER~~ DAVIDSON

On this 3rd day of August, 2026, before me personally appeared Daniel Rothhaar and Emily Krieble, 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 3rd day of August, 2026.

Notary Signature
My commission expires: 1/22/30

CHARLES D LIGHTSEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

HE-2026-326

Tennessee Certification of Electronic Document

I, **R. Patrick Parker**, 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 08/03/2026 (**date of document**).

Affiant Signature

08/04/2026

Date

State of TENNESSEE
County of SUMNER

Sworn to and subscribed before me this 4th day of August, 2026.

Notary's Signature
My Commission Expires:

JENNIFER MCEWEN
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY
My Commission Expires 01-30-2029