Karen Johnson Davidson County
Batch# 1470451 DEEDWARR
09/09/2026 11:10:30 AM 3 pgs
Fees: $18.00 Taxes: $2,404.63
20260909-0083483

This Instrument Prepared By and Returned To: Concord Title 3000 Meridian Blvd. Ste. 140 Franklin, TN 37067 File No. 202611544 **After Recording Return To The Above.**	I hereby swear or affirm that the actual consideration for this transfer, or the value of the Premises, whichever is greater, is **$649,900.00** which is equal to or greater than the amount the Premises would command at a fair and voluntary sale. Affiant Sworn to and subscribed before me this 3rd day of September 2026. Notary Public My Commission Expires: 7/3/28

SAMUEL F. ANDERSON NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

WARRANTY DEED

THIS INDENTURE, made this 3rd day of September 2026, among:

CHRISTOPHER S. RILEY AND JESSICA RILEY, HUSBAND AND WIFE

of Davidson County, Tennessee, their trustees, executors, heirs, successors and/or assigns (the "**Grantor**")

AND

JARED WORKMAN AND ALEKSANDRA MASIUK, HUSBAND AND WIFE

of Davidson County, Tennessee, their trustees, executors, heirs, successors and/or assigns (the "**Grantee**").

WITNESSETH:

THAT the Grantor, for and in consideration of $10.00 Dollars and other good and valuable consideration, paid in hand, the receipt and sufficiency of which is hereby acknowledged, does grant, bargain, sell, transfer, convey and set over unto Grantee the following described real property hereinafter referred to as the "Premises".

Land in Davidson County, Tennessee, being Lot No. 23, on the Final Plat, Phase 1, Section 5, Still Springs Ridge, of record in Instrument No. 20210406-0045164, Register's Office for Davidson County, Tennessee, reference to which is hereby made for a more complete description.

Being the same property conveyed to Christopher S. Riley, an unmarried man by Special Warranty Deed from Dalamar Homes, LLC, a Tennessee limited liability company of record in Instrument No. 20230710-0052451 Register's Office for Davidson County, Tennessee, dated July 07, 2023 and recorded on July 10, 2023.

TOGETHER WITH AND SUBJECT TO all hereditaments and appurtenances deriving therefrom or appertaining thereto including, without limitation, matters filed for record with the aforesaid Register's

Office and/or shown on plats or maps of same, if any; further releasing all claims to homestead and dower therein. TO HAVE AND TO HOLD THE Premises by the Grantee, their heirs and assigns forever.

SUBJECT TO all applicable restrictions, easements, agreements, notations, setback lines and/or matters affecting the Premises filed for record in the aforesaid Register's Office.

FURTHERMORE, the Grantor hereby covenants with Grantee that they are lawfully seized in "fee simple" of the Premises, have full power, authority and right to convey the same; that the Premises are free from all liens, other than those described above and property taxes for the current year, which shall be prorated between the parties on the date title to the Premises is transferred to Grantee, the payment of which shall be the responsibility of Grantee; and that Grantor will forever warrant and defend the Premises and title thereto against lawful claims of **ALL PERSONS WHOMSOEVER.**

THE SOURCE of the above description is derived from the previous deed of record, no boundary survey having been made at the time of this conveyance.

WHENEVER in this instrument a pronoun is used it shall be construed to represent either singular or plural, as the case may demand.

IN WITNESS WHEREOF the undersigned have executed this instrument on the date first above written.

Christopher S. Riley

Jessica Riley

State of Tennessee (South Carolina TB)
County of Williamson (Beaufort TB)

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State aforesaid, Christopher S. Riley and Jessica Riley, the within named bargainor(s), 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 31st day of August 2026.

Temeka Buckner

Notary Public
My Commission Expires: 6-03-2036

TEMEKA BUCKNER NOTARY PUBLIC MY COMMISSION EXPIRES 06-03-2036 STATE OF SOUTH CAROLINA

Owner Name & Property Address:

Name: Jared Workman and Aleksandra Masiuk
Address: 8021 Still Spring Ridge Dr
City, State, Zip: Nashville, TN 37221

Responsible Party For Taxes:

Name: New Owners
Address: _____
City, State, Zip: _____

Tax ID: 128-15-0C-023.00-CO

Tennessee Certification of Electronic Document

I, Samuel F. Anderson 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 8/31/26 (date of document).

Affiant Signature

8/31/26
Date

State of Tennessee

County of Williamson

Sworn to and subscribed before me this 3rd day of September, 2026.

Janice H. Collins
Notary's Signature

MY COMMISSION EXPIRES: 5-8-29

NOTARY'S SEAL

