Prepared by:
Amy Cross Nance
Attorney at Law
103 Forrest Crossing Blvd Suite 205
Franklin, TN 37064
615-794-5644

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $850,000.00

Affiant

Subscribed and sworn to before me this 9th day of September, 2026.

Notary Public
My commission expires: 2/7/27

AMY CROSS NANCE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

Karen Johnson Davidson County
Batch# 1471576 DEEDWARR
09/10/2026 01:05:30 PM 3 pgs
Fees: $18.00 Taxes: $3,145.00
20260910-0084155

Address of New Owner:	Send Tax Bills to:	Tax Information
Rion Wells Development, LLC 1300 Ascot Ln. Franklin, TN 37064	Same	103-12-0-265

Warranty Deed

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged **Robert Allen Williams, Trustee of Jere Thomas Revocable Trust dated May 6, 2026** hereinafter referred to as Grantor(s), have bargained and sold, and do hereby transfer and convey to **Rion Wells Development, LLC, a Tennessee Limited Liability Company** hereinafter called the Grantee(s) their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 393 and the Easterly 8 feet of Lot No. 392 on the Plan of Richland Realty Co.'s Division "C", of record in Book 421 Page 31, Register's Office for Davidson County, Tennessee.

Said Lot No. 393 and part of Lot No. 392 front together 78 feet on the southerly margin of Princeton Avenue and run back between parallel lines, 200 feet to a dead line in the rear, whereon it measures 78 feet.

Being the same property conveyed to Robert Allen Williams, Trustee of the Jere Thomas Williams Revocable Trust by Quitclaim Deed from Jere Thomas Williams of record in Instrument No. 20260610-0052825, Register's Office for Davidson County, Tennessee, and dated May 6, 2026.

This conveyance is made subject to the following:

202609100084155

1. Taxes and assessments for the year 2026 and subsequent years which are not yet due and payable.

2. All matters appearing on the plan of Richland Realty Co.'s Division "C", of record in Book 421 Page 31 Register's Office for Davidson County, Tennessee.

This property is improved property known as 3807 Princeton Avenue, Nashville, TN 37205

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee(s), their heirs and assigns, forever. Grantors covenant with Grantee(s) that Grantor(s) are lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor(s) do further covenant and bind themselves, their heirs, assigns and representatives, to warrant and forever defend the title to said land to said Grantee(s), their heirs and assigns, against the lawful claims of all persons whomsoever.

In Witness Whereof, the said, **Grantor**, hereunto set by hands and seals this 9th day of September, 2026.

Jere Thomas Revocable Trust dated May 6, 2026

By: Robert Allen Williams Trustee
Robert Allen Williams, Trustee

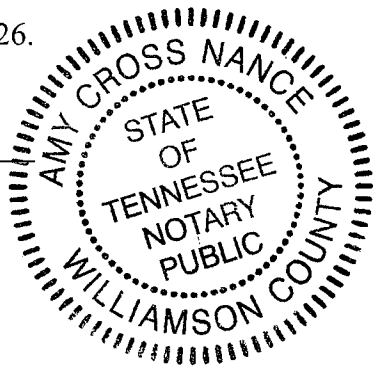
STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public within and for said county and state, Robert Allen Williams, with whom I am personally acquainted, and who acknowledged himself to be the Trustee of the Jere Thomas Revocable Trust dated May 6, 2026, the within named bargainor, and as such Trustee being authorized so to do, executed this instrument for the purposes therein contained and on behalf of the Jere Thomas Revocable Trust dated May 6, 2026.

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

Notary Public

My Commission Expires: 2/7/27



I, Amy Cross Nance, 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 this 9th day of September 2026

Dated 9/9, 2026

SUBSCRIBED AND SWORN TO before me this 9th day of September 2026

Notary Public
My Commission expires 3/4/29

EMILY HOBBY
TENNESSEE NOTARY PUBLIC
COUNTY OF MARSHALL

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me the within named Amy Cross Nance who made oath that she has read the foregoing Affidavit and the things and matters contained therein are true. The Affiant did further acknowledge that she executed the within described document for the purpose of herein described.

Witness my hand and official seal this 9th day of September, 2026

My commission expires: 3/4/29

Notary Public

EMILY HOBBY
TENNESSEE NOTARY PUBLIC
COUNTY OF MARSHALL