Karen Johnson Davidson County
Batch# 1471858 DEEDWARR
09/11/2026 10:32:30 AM 3 pgs
Fees: $18.00 Taxes: $1,572.13
20260911-0084470

Name and Address of New Owner:
Khawng Lum and Ingyin Hmwe
5100 Village Way
Nashville, TN 37211

Send Tax Bills To:
Khawng Lum and Ingyin Hmwe
121 Hickory Trace Dr
166
Nashville, TN 37211

This Instrument Prepared By:
Bell Law Settlement Services, LLC
112 30th Avenue North
Nashville, TN 37203

Map & Parcel No: 161-10-0A-195-00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and legal sufficiency of which are hereby irrevocably acknowledged, **Kirsti Morrow, f/k/a Kirsti Goodhue, and Sam Morrow, husband and wife**, "the Grantor," has this day bargained and sold and by these presents does hereby sell, give, transfer and convey unto **Khawng Lum, an unmarried person, and Ingyin Hmwe, an unmarried person,** "the Grantees," the following described real estate in Davidson County, Tennessee:

A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 300 on the Plan of Villages of Brentwood, Phase Three, of record in Plat Book 6250, Page 918, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description thereof.

Being the same property conveyed to Kirsti Goodhue, an unmarried woman, and Sam Morrow, an unmarried man, as joint tenants with right of survivorship, by Quitclaim Deed dated October 10, 2024 from Kirsti Goodhue, an unmarried woman, recorded October 11, 2024 in Instrument No. 20241011-0079009 in the Register's Office.

TO HAVE AND TO HOLD said real estate unto the Grantees, and the Grantees' successors, heirs and assigns, forever in fee simple.

Grantor covenants that it is lawfully seized and possessed of said real estate, has good right and lawful authority to convey the same, that the title thereto is clear, free and unencumbered (except as hereinbefore specifically set out), and will forever warrant and defend said title against any and all lawful claims of all persons.

IN WITNESS WHEREOF, Grantor has caused this Warranty Deed to be executed on the 8th day of September, 2026.

_____(SEAL)
Kirsti Morrow

_____(SEAL)
Sam Morrow

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 8th day of September, 2026, before me personally appeared Kirsti Goodhue and Sam Morrow, 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 8th day of September, 2026.

Notary Signature
My commission expires: 5.12.2030

DAVIDSON COUNTY
STATE OF TENNESSEE NOTARY PUBLIC
MARY E. ARMOR

AFFIDAVIT OF VALUE

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The undersigned hereby offers this instrument for recording within the meaning of the statutes of the State of Tennessee under Tenn. Code Ann. Section 67-4-409, and hereby swears and affirms that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $424,900.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

_____
(Affiant)

Sworn to and subscribed before me this
8th day of September, 2026.

Notary Public
My commission expires: 5.12.2030
File No. 2026-9149-MA

DAVIDSON COUNTY
STATE OF TENNESSEE NOTARY PUBLIC
MARY E. ARMOR

Tennessee Certification of Electronic Document

I, Regina Sullo, 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 09/08/2026 (date of document).

Affiant Signature

09/08/2026
Date

State of Tennessee
County of Davidson

Sworn and subscribed before me this 8th day of September, 2026.

MARY E. ARMOR
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Notary Signature

My commission expires: 5.12.2030