Karen Johnson Davidson County
Batch# 1483194 DEEDWARR
10/12/2026 11:18:30 AM 3 pgs
Fees: $18.00 Taxes: $1,498.50
20261012-0093579

This Instrument Prepared By and Returned To:

Concord Title
3000 Meridian Blvd.
Ste. 140
Franklin, TN 37067
File No. 202611685

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 **$405,000.00** which is equal to or greater than the amount the Premises would command at a fair and voluntary sale.

Affiant

JAMES R. THOMPSON NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY

Sworn to and subscribed before me this 9th day of October, 2026.

Notary Public
My Commission Expires: 5-16-29

WARRANTY DEED

THIS INDENTURE, made this 9th day of October, 2026, among:

WILLIAM A. BUCCO AND WIFE, JOANNE T. BUCCO

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

AND

CHRISTIE HARRIS AND DARRELL HARRIS WIFE AND HUSBAND

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. 284, on the plan of Long Hunter Chase, Phase 3, Section 3A, a Planned Unit Development, according to plat and survey appearing of record in Instrument No. 20081014-0103114, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for more complete details of location and description of said lot.

Being the same property conveyed to William A. Bucco and wife, Joanne T. Bucco by deed from Ole South Properties, Inc., a Tennessee corporation, dated June 25, 2015, of record in Instrument No. 2015076-0064815, Register's Office for Davidson County, Tennessee.

Being also known as 6480 Paddington Way, Antioch, TN 37013.

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.

William A. Bucco

Joanne T. Bucco

State of VIRGINIA
County of NORFOLK

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State aforesaid, **William A. Bucco and Joanne T. Bucco,** 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 he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 6 day of October, 2026.

Notary Public
My Commission Expires: 5-31-2030

Seben Christopher Griffin III
NOTARY PUBLIC
REGISTRATION # 7776430
COMMONWEALTH OF VIRGINIA
MY COMMISSION EXPIRES 5/31/2030

Owner Name & Property Address:

Name: Darrell Harris & Christie Harris
Address: 6480 Paddington Way
City, State, Zip: Antioch, TN 37013

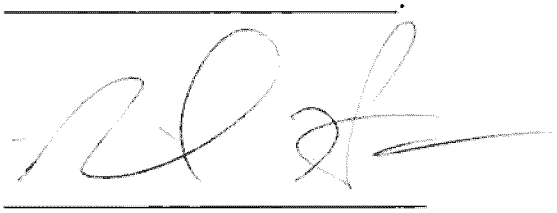
Responsible Party For Taxes:

Name: First American Mortgage Solutions
Address: 4795 Regent Blvd.
City, State, Zip: Irving, TX 75063

Tax ID: 151-09-0A-365.00

Certificate of Authenticity

I, Nick Harris, 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 **October 09, 2026**.



Affiant Signature

10/9/26

Date

State of Tennessee

County of Williamson

Sworn to and subscribed before me this **9th** day of **October**, 20 **26**.



Notary's Signature

My Commission Expires: 3/9/27

Date

