Karen Y Johnson Davidson County
Batch# 147429 DEEDWARR
10/01/2018 02:40:30 PM 3 pgs
Fees: $18.00 Taxes: $233.10
20181001-0097260

WARRANTY DEED

JAMIE C. POLK STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION FOR THIS TRANSFER OR VALUE OF THE PROPERTY TRANSFERRED, WHICHEVER IS GREATER IS, **$63,000.00.**

Affiant

Subscribed and sworn to before me this 1st day of October, 2018

Notary Public
My Commission expires: 3/10/19
(Affix Seal)

THIS INSTRUMENT PREPARED BY
Nashville Title Insurance Corporation, 2818 Bransford Avenue, Nashville, Tennessee 37204

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBER:
Nyla Jefferson	Movement Mortgage, LLC	133-15-0A-058.00CO
4155 Garthwaite Ave.	8024 Calvin Hall Rd.	
Los Angeles, CA 90008	Indian Land, SC 29707	

WITNESSETH: That for and in consideration of TEN dollars, cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, **Doreen L. Gentry, n/k/a Doreen Crutchfield, married**, hereinafter called the GRANTOR, does hereby bargain, sell, convey and confirm unto **Nyla Jefferson, married**, their heirs and assigns, hereinafter called the GRANTEE, the following described real estate, situated and being located in Davidson County, Tennessee:

Unit J-6, of Pagoda Condominium created under Title 66, Chapter 27, Section 101, et seq., as amended Tennessee Code Annotated and as established by a Master Deed of record in Book 6111, page 22, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the Common Elements appurtenant to said Unit as set forth in Exhibit A-1 of said Master Deed. Reference is hereby made to the Plat of Pagoda Condominium set forth in Exhibit A-2 of said Master Deed for a more complete identification and description of such Unit.

Being the same property conveyed to Doreen L. Gentry, by deed from Davis S. Dubose and wife, Sue Ann Dubose, on March 17, 1995, of record in Book 9627, page 532, Register's Office for Davidson County, Tennessee.

Doreen L. Gentry n/k/a Doreen Crutchfield.

Grantor warrants that she has never lived in the subject property as a married person and that the subject property is not subject to any marital rights therein.

The property is subject to any and all existing easements and restrictions as shown of record including the following:

- Covenants, conditions, and restrictions as set forth in instrument recorded in Book 6111, Page 22, Register's Office for Davidson County, Tennessee.
- Easements of record in book 6548, page 125 and Book 8870, Page 923, Register's Office for Davidson County, Tennessee.
- Homeowners Association Charter of record in Book 6110, page 98; Register's Office for Davidson County, Tennessee.

This is improved property known as: **320 Welch Road Unit J-6, Nashville, TN 37211**

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the GRANTEE, his heirs, successors and assigns in fee simple forever. And the GRANTOR does hereby covenant with the GRANTEE that he is lawfully seized in fee of the aforedescribed real estate; that he has a good right to sell and convey the same; that the same is unencumbered, and that the title and quiet possession thereto he will warrant and forever defend against the lawful claims of all persons.

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 our hands this September 28, 2018.

Doreen Crutchfield
f/k/a Doreen L. Gentry

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Doreen Crutchfield*** to me known to be the person described in and who executed the foregoing instrument, and acknowledged that she executed the same for the purposes therein contained. *f/k/a Doreen L. Gentry

WITNESS my hand and Official Seal at office this September 28, 2018

My commission expires 7/8/19

Notary Public

HALE E. WILSON, III
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

True Copy Certification

I, Anita Lester, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of TENNESSEE

County of DAVIDSON

Personally appeared before me, Patricia Nicholls, a notary public for this county and state, Anita Lester who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 5/5/20
Notary' Seal (if on paper)

PATRICIA NICHOLLS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.