Karen Johnson Davidson County
Batch# 234388 DEEDWARR
05/24/2019 10:04:24 AM 2 pgs
Fees: $13.00 Taxes: $2,016.50
20190524-0049345

Prepared by:
Security Title & Escrow Co., LLC
1517 Hatcher Lane
Columbia, Tennessee 38402-1431

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, this indenture entered into between **Jason Strain and wife, Nicole Strain,** FIRST PARTY, which expression shall include heirs, assigns and personal representatives, and **Mark Metasavage and husband, Christopher Cowen, as tenants in common with right of survivorship,** SECOND PARTY, which expression shall include heirs, assigns and personal representatives.

W I T N E S S E T H:

For the consideration of the sum of TEN DOLLARS ($10.00), and other good and valuable considerations, the receipt of all of which is hereby acknowledged, FIRST PARTY conveys unto SECOND PARTY the following described property:

Located in Davidson County, Tennessee, being Unit No. A, on the plan of 2613 Airpark Drive, a Horizontal Property Regime with Private Elements, filed as Exhibit to and established by Declaration of Covenants, Conditions and Restrictions of record in Instrument No. 20151216-0126641, Register's Office of Davidson County, Tennessee, reference to which is hereby made for a more complete description.

Being the same property conveyed to Jason Strain and wife, Nicole Strain by Deed dated May 1, 2017 of record in Instrument No. 20170502-0043106, Register's Office of Davidson County, Tennessee.

Map & Parcel 84-1-D-1

Property Address: 2613A Airpark Drive, Nashville, TN 37206

TO HAVE AND TO HOLD said real estate unto SECOND PARTY together with all rights, title, easements and appurtenances thereunto belonging, forever.

FIRST PARTY COVENANTS with SECOND PARTY that it is lawfully seized And possessed of said real estate and that FIRST PARTY has a good and lawful right to convey the same, and that it is unencumbered except for easements and/or restrictions, if any, of record in the **Davidson** County, Tennessee Register of Deeds office.

FIRST PARTY FURTHER COVENANTS to forever warrant and defend the title to said real estate unto SECOND PARTY against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, this conveyance has been executed on the 23 day of **May, 2019**.

Jason Strain

Nicole Strain

STATE OF **TENNESSEE**

COUNTY OF Maury

Personally appeared before me, the undersigned, **Jason Strain,** with whom I am personally acquainted, and who acknowledged that **he** executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 23 day of **May, 2019**.

My commission expires:
February 28, 2022

Notary Public

MELISSIA DUGGER STATE OF TENNESSEE NOTARY PUBLIC MY COMM. EXP. FEBRUARY 28, 2022 MAURY COUNTY

STATE OF **TENNESSEE**

COUNTY OF Maury

Personally appeared before me, the undersigned, **Nicole Strain,** with whom I am personally acquainted, and who acknowledged that **she** executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 23 day of **May, 2019**.

My commission expires:
February 28, 2022

Notary Public

MELISSIA DUGGER STATE OF TENNESSEE NOTARY PUBLIC MY COMM. EXP. FEBRUARY 28, 2022 MAURY COUNTY

STATE OF TENNESSEE – Maury COUNTY

I hereby affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater is **545,000.00.**

Affiant

Subscribed and sworn to before me, this 23 day of **May, 2019**.

My commission expires:
February 28, 2022

Notary Public

MELISSIA DUGGER STATE OF TENNESSEE NOTARY PUBLIC MY COMM. EXP. FEBRUARY 28, 2022 MAURY COUNTY

NEW PROPERTY OWNERS:

Mark Metasavage and Christopher Cowen

2613A Airpark Dr.
Nashville, TN 37206

PERSON(S) RESPONSIBLE FOR TAXES:

SAME