Prepared By & Return To:
Tennessee Title Services, LLC
7000 Executive Center Dr
290
Brentwood, TN 37027
B19-1466

Karen Johnson Davidson County
Batch# 261724 DEEDWARR
07/24/2019 04:03:30 PM 3 pgs
Fees: $18.00 Taxes: $2,257.00
20190724-0072878

STATE OF TENNESSEE
COUNTY OF Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $610,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 19th day of July, 2019

Notary Public

Commission Expires: 9-6-2022

BRIANNA BARTELSMEYER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 09-06-2022

Address of New Owner	Send Tax Bills To:	Map & Parcel
Ryan Lipman and Mary Glenn Yort 970 Graybar Lane Nashville, TN 37204	New Owner	118-13-0U-001.00-CO

WARRANTY DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I/WE,

Amy Lynn Hatch and Christopher Hurst Hatch, husband and wife

HEREINAFTER REFERRED TO AS THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Ryan Lipman and Mary Glenn Caroline Yort, husband and wife

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being Unit No. 970 of The Plan of Graybar Commons, a Condominium with Private Elements, as shown on Exhibit "B" of Graybar Commons, of record as Instrument No. 20150109-0002663, Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Amy L. Eger and Christopher H. Hatch by Warranty Deed from Ellen Truly, married of record in Instrument No. 20151228-0129786, Register's Office for Davidson County, Tennessee, dated December 22, 2015 and recorded on December 28, 2015.

Being the same property conveyed to Amy Lynn Hatch and Christopher Hurst Hatch, husband and wife by Quitclaim Deed from Amy Lynn Hatch, FKA Amy L. Eger and Christopher H. Hatch of record in Instrument No. 20171115-0117339, Register's Office for Davidson County, Tennessee, dated November 08, 2017 and recorded on November 15, 2017.

THIS CONVEYANCE IS MADE SUBJECT TO: (1) all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record; (2) any and all applicable governmental and/or zoning regulations; (3) taxes which have been pro-rated as of the date of closing and assumed by the Grantee herein.

The foregoing legal description is the same as contained in the resource of title shown above.

This is improved property known as: 970 Graybar Lane, Nashville, TN 37204

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we so covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever uses, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Dated this the 19th day of July, 2019.

Christopher Hurst Hatch

Amy Lynn Hatch

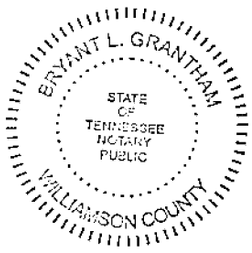
STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Christopher Hurst Hatch and Amy Lynn Hatch** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Brentwood, Tennessee this 19th day of July, 2019.

Notary Public
My Commission Expires: 6-20-2021

(Notary Seal)



True Copy Certification

I, Brianna Bartelsmeyer Turner, 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.

Brianna Bartelsmeyer Turner

Signature

State of Tennessee

County of Williamson

Personally appeared before me, Kelly Greene Elrod, a notary public for this county and state, Brianna Bartelsmeyer Turner 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: 8-16-2020

Notary' Seal (if on paper)

KELLY GREENE ELROD
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY
My Commission Expires 08-16-2020