WARRANTY DEED

DANA WARSOP
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

STATE OF TENNESSEE
COUNTY OF RUTHERFORD
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $409,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS 24 DAY OF July, 2019

Notary Public

MY COMMISSION EXPIRES: 2/27/2021

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Sidwell & Barrett, PC
Stewart Title Company Tennessee Division, 121 1st Ave S, Ste 200, Franklin, TN 37064-6300

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Steven I. Han	New Owner	071120A00200CO
(NAME)	(NAME)	
1708A Lischey Avenue		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37207		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

Karen Johnson Davidson County
Batch# 262993 DEEDWARR
07/26/2019 03:47:30 PM 3 pgs
Fees: $18.00 Taxes: $1,516.63
20190726-0073997

For and in consideration of the sum of ten dollars, cash in hand paid by the hereinafter named GRANTEE(S), and other good and valuable considerations, the receipt of which is hereby acknowledged, I, **Gregory Scott Kizer, unmarried,** hereinafter called the GRANTOR(S), have bargained and sold, and by these presents do transfer and convey unto **Steven I Han, an unmarried person** hereinafter called the GRANTEE(S), his/her/their 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. 2 on the plan of LISCHEY AVENUE TOWNHOMES, a Horizontal Property Regime with Private Elements, a plat of which is included as Exhibit "C" to the Master Declaration of Covenants, Conditions and Restrictions for LISCHEY AVENUE TOWNHOMES of record in Instrument 20160302-0019663, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate legal description.

Being part of the same property conveyed to Lamont Jordan, a married man by Warranty Deed dated 05/12/2015, from Brian K. Brasher and wife, Karen L. Brasher, of record in Instrument 20150513-0043660, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Gregory Scott Kizer, unmarried by Warranty Deed dated 02/17/2017, from Lamont Jordan, a married, of record in Instrument 201702210016999, Register's Office for Davidson County, Tennessee.

This conveyance is subject to (1) All matters shown on the plat of record in Book 161, Page 38; (2) Covenants, conditions, easements and restrictions of record in Instrument 20160302-0019663; (3) Restrictive Covenant for Detached Structure of record in Instrument 20160328-0028585, in the Register's Office for Davidson County, Tennessee.

This conveyance is further subject to (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (4) building restrictions, and (5) other matters of public record.

File No.: 416790
Warranty Deed TN

unimproved ☐

This is improved ☒ 1708A Lischey Avenue, Nashville, TN 37207

(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE(S), his/her/their assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), his/her/their assigns, against the lawful claims of all persons whomsoever. 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.

Effective the 24 day of July 2019.

Gregory Scott Kizer

State of N Carolina

County of Mecklenburg

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Gregory Scott Kizer, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the person(s) described herein, and who acknowledge that he executed the within instrument for the purposes therein contained.

Witness my hand and Official seal this 25 day of July, 2019.

Notary Public:

My Commission Expires: 4-6-2023

JOSEPH A PAPORE NOTARY PUBLIC MECKLENBURG COUNTY, NC

RETURN TO:
Stewart Title Company Tennessee Division
1630 NW Broad St., Suite 100
Murfreesboro, TN 37129

201907260073997

CERTIFICATE OF AUTHENTICITY

I, Christopher R. Jackson, 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.

Attorney or Custodian

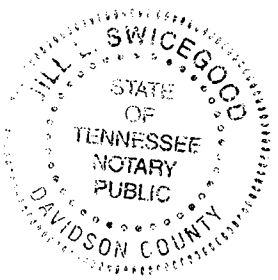
Stewart Title Company

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Personally appeared before me, Jill L Swicegood, a notary public in and for the aforesaid county and state, the within named Christopher R. Jackson, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

(SEAL)



Notary Public

My Commission Expires: July 9, 2022

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