Prepared by:
Centennial Title Company, Inc.
30 Burton Hills Blvd., #165
Nashville, TN 37215

39-B
File #20-1068

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Denese S. Kassman, a widow**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Lewis Dunn, and Kathleen Dunn, husband and wife,**, hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

A certain condominium apartment unit in Davidson County, Tennessee, described as follows: Unit No. 35-A in a Horizontal Property Regime of Doral County Villa Condominiums, Section VII of record in Plat Book 5200, Page 223, said Register's Office, to which plan reference is made for a more complete description.

Being the same property conveyed to Jeffrey Kassman and spouse, Denese S. Kassman by Warranty Deed from William W. Moss, III, unmarried dated July 26, 2001, of record in Instrument No. 20010801-0081490, Register's Office, Davidson County, Tennessee.

The said Jeffrey Kassman is now deceased.

The property conveyed herein is subject to matters shown on the recorded plan, matters set out in the above referenced Declarations and By-Laws, and to applicable easements, conditions, assessments and restrictions therein, and Property Taxes for the current year.

This is improved property, known as: 553 Doral Country Drive #35A, Nashville, TN 37221.

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, Grantee's heirs or assigns, forever. Grantor covenant with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and 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.

Karen Johnson Davidson County
Batch# 360713 DEEDWARR
02/20/2020 11:22:30 AM 3 pgs
Fees: $18.00 Taxes: $629.00
20200220-0018925

WITNESS THE EXECUTION HEREOF this 14th day of February 2020.

Denese S/Kassman _____

Denese S. Kassman

State of Tennessee)
County of Davidson)

On this 14th day of February, 2020, before me the undersigned, a Notary Public in and for said County and State, personally appeared before me the within named Denese S. Kassman, the bargainor(s), to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

_____ Notary Public

ANGELA Y. POSTON-WILLIAMSON STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON

My Commission Expires: 3/8/22

State of Tennessee)
County of Davidson)

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 170,000.00.

Renè Rose
_____
Affiant

Sworn and subscribed before me on this the 14th day of February, 2020.

_____ Notary Public

FRANCES WYMONETT ROSE STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 02-22-2022

My Commission Expires: _____

NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT	TAX MAP-PARCEL #:
Lewis Dunn 553 Doral Country Drive #35A Nashville, TN 37221	new owner	142-06-06-D-066

202002200018925

True Copy Certification

I, **Jennifer Pennell,** 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 Dickson

Personally appeared before me, **Frances Wymonett Rose**, a notary public for this county and state, **Jennifer Pennell** 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: 2/22/2022

FRANCES WYMONETT ROSE
STATE OF TENNESSEE
NOTARY PUBLIC
DICKSON COUNTY
My Commission Expires 02-22-2022