Name and Address of New Owner:
Judy A. Johns
815 Long Hunter Court
Nashville, TN 37217

Send Tax Bills To:
SAME

Karen Johnson Davidson County
Batch# 399916 DEEDWARR
05/14/2020 10:14:30 AM 3 pgs
Fees: $18.00 Taxes: $458.80
20200514-0050041

This Instrument Prepared By:
Bell Law Settlement Services, LLC
112 30th Avenue North
Nashville, TN 37203

Map & Parcel No: 135080A81500CO

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and legal sufficiency of which are hereby irrevocably acknowledged, **Subhankar Sarkar, married**, "the Grantor," has this day bargained and sold and by these presents does hereby sell, give, transfer and convey unto **Judy A. Johns, An Unmarried Woman**,"the Grantee," the following described real estate in Davidson County, Tennessee:

Being a certain condominium apartment situated in Davidson County, Tennessee, being Unit No. 815 of Nashboro Village Nineteen Condominium, a condominium or horizontal property regime established by Master Deed of record in Book 5333, page 957, Register's Office for Davidson County, Tennessee. Reference is hereby made to plat of record in Book 5200, page 80, said Register's Office, for more complete details as to location and placement of such Unit.

Together with each and all of the rights, privileges, and appurtenances thereunto belonging as set forth in the said Master Deed and By-Laws, which form a part thereof, including without limitation such Unit's undivided percentage interest in the land and common elements and its interest in any appurtenant limited common elements.

Being the same property conveyed to Subhankar Sarkar, married man, by Warranty Deed from Carol Swinson, recorded on December 28, 2015, of record in Instrument No. 20151228-0129791, Register's Office for Davidson County, TN.

This is improved property known as 815 Longhunter Court, Nashville, TN 37217.

Grantor covenants that it is lawfully seized and possessed of said real estate, has good right and lawful authority to convey the same, that the title thereto is clear, free and unencumbered (except as hereinbefore specifically set out), and will forever warrant and defend said title against any and all lawful claims of all persons.

IN WITNESS WHEREOF, Grantor has caused this Warranty Deed to be executed on the 8th day of May, 2020.

Subhankar Sarkar (SEAL)
Subhankar Sarkar

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 8th day of May, 2020, before me personally appeared Subhankar Sarkar, to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that such person (or persons) executed the same as such person's (or persons') free act and deed.

Witness my hand, at office, this 8th day of May, 2020.

Notary Signature
My commission expires: 3-8-2024

AFFIDAVIT OF VALUE

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

The undersigned hereby offers this instrument for recording within the meaning of the statutes of the State of Tennessee under Tenn. Code Ann. Section 67-4-409, and hereby swears and affirms that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $124,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

_____

(Affiant)

Sworn to and subscribed before me this
8th day of May, 2020.

_____

Notary Public
My commission expires: 3-8-2021
File No. 2020-1179

True Copy Certification

I, John A Bell Sr., 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 TN

County of Davidson

Personally appeared before me, [illegible] a notary public for this county and state, John A Bell Jr. 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: 3-8-2021
Notary' Seal (if on paper)