Name and Address of New Owner:
Joshua Caleb Smith
8150 Lenox Creekside Drive #3
Nashville, TN 37013

Send Tax Bills To:
SAME

Karen Johnson Davidson County
Batch# 412473 DEEDWARR
06/09/2020 02:51:30 PM 3 pgs
Fees: $18.00 Taxes: $573.50
20200609-0059229

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

Map & Parcel No: 181020A17600CO

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, **Senthil Nathan Kumaraswamy** and **Jayashree Nathan, Husband and Wife,** "the Grantor," has this day bargained and sold and by these presents does hereby sell, give, transfer and convey unto **Caleb Smith,** "the Grantee," the following described real estate in Davidson County, Tennessee:

Land in Davidson County, Tennessee, being Unit Nos. K-3, of Lenox Creekside, Phase 10, as set forth in the Amendment to First Supplement to the Master Deed, establishing Lenox Creekside, Phase II, a condominium form of ownership and use in the manner provided under the provisions of Tennessee Code Annotated, Title 66, Chapter 27, Section 101, et seq., as amended, of record as Instrument No. 20080808-00 81967, in the Register's Office for Davidson County, Tennessee, amending Instrument No. 20070801-0091466 and subjecting the property to the Master Deed of record as Instrument No. 20060306-0025686, as amended by Instrument No. 20060606-0066938, in said Register's Office; said units also being shown as part of Exhibit "A" to said Amendment to First Supplement.

Being the same property conveyed to Senthil Nathan Kumaraswamy and Jayasree Nathan, husband and wife, by Warranty Deed from Lenox Village Properties, LLC, a Tennessee limited liability company, recorded on June 6, 2017, of record in Instrument No. 20170606-0056572, Register's Office for Davidson County, TN.

This is improved property known as 8150 Lenox Creekside Dr., Unit K3, Antioch, TN 37013.

TO HAVE AND TO HOLD said real estate unto the Grantee, and the Grantee's successors, heirs and assigns, forever in fee simple.

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 28th day of May, 2020.

Senthil Nathan Kumaraswamy

Jayashree Nathan

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 28th day of May, 2020, before me personally appeared Senthil Nathan Kumaraswamy and Jayashree Nathan, 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 28th day of May, 2020.

MELODY WEATHERS
STATE OF TENNESSEE NOTARY PUBLIC
COMM. EXP. 07-06-2023
DAVIDSON COUNTY

Notary Signature
My commission expires:

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 $155,000.00, 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
28th day of May, 2020.

Notary Public
My commission expires:
File No. 2020-1241

MELODY WEATHERS STATE OF TENNESSEE NOTARY PUBLIC COMM. EXP. 07-06-2020 DAVIDSON COUNTY

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, ~~Dellona~~ ~~Johnson~~ a notary public for this county and state, John A Bell Sr. 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)

LILIANA LOWHORN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY