This instrument prepared by:
Tennessee Nations Title Agency, Inc.
404 BNA Drive, Suite 310
Nashville, Tennessee 37217
615-360-2703
tn-closing@nationstitle.com

Karen Johnson Davidson County
Batch# 468381 **DEEDWARR**
09/02/2020 11:15:46 AM 2 pgs
Fees: $13.00 Taxes: $678.95
20200902-0099739

State of Tennessee }
County of Rutherford

The actual consideration or value, whichever is greater for this transfer is: $183,500

Affiant Signature

Subscribed and sworn to before me on this the 31 Day of Aug, 2020.

Notary Public

My Commission expires _____/_____/_____

ATTORNEY ONE
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD
MY COMMISSION EXPIRES
01/18/22

NAME AND ADDRESS OF PROPERTY OWNER:
Angela Calvo
511 Chandler Pl.
Hermitage, TN 37076
SEND TAX BILLS TO: Aslend Federal Credit Union
New Owner 520 Airpark Dr, Tullahoma, TN 37388

MAP AND PARCEL NUMBER: Tax ID #: 086060A51100CO

WARRANTY DEED

20NT02263

Effective the 31 Day of August 2020 and for and in Consideration of the sum of $1.00 cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged,

Kathleen F. Argow, unmarried woman

Hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto

Angela Calvo, unmarried woman

Hereinafter called the GRANTEES, their heirs and assigns, a certain tract or parcel of land in **DAVIDSON COUNTY,** Tennessee, described as follows, to wit:

A certain condominium unit in Davidson County, Tennessee, described as follows: Unit No. 511, in a Horizontal Property Regime as shown on condominium site plan of Steeplechase Condominiums, as shown on Exhibit "C" of Master Deed of record in Book 6816, Page 483, amended in Book 7390, Page 1 and Instrument Number 20051216-0151253, Register's Office for Davidson County, TN, to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Kathleen F. Argow, unmarried woman, by Warranty Deed from Millie A. Hans, an unmarried woman, dated 06/09/2017 and recorded 06/09/2017 as Instrument No. 20170609-0058232, Register's Office for Davidson County, Tennessee.

This is an improved property commonly known as 511 Chandler Pl, Hermitage, TN 37076

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. We do covenant with 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, expect for those matters appearing of record and real property taxes. We do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the GRANTEES, their heirs and assigns, against all 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.

Witness our hands this the 31 day of August 2020

Kathleen F. Argow

Kathleen F. Argow

State of
County of Davidson

Personally appeared before me, the undersigned authority, a Notary Public for said County and State, **Kathleen F. Argow**, the within named bargainer with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that such person executed the within instrument for the purposes therein contained. Witness my hand and official seal at office, this the 31 day of August 2020

Notary Public

My commission expires: 3/10/24

SILVIA BERMUDEZ
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY