Prepared by:
Record and Return To:
Chapman and Rosenthal Title, Inc
10 Burton Hills Blvd., Suite 130
Nashville, TN 37215

Karen Johnson Davidson County
Batch# 494179 DEEDWARR
10/13/2020 09:34:09 AM 2 pgs
Fees: $13.00 Taxes: $858.40

20201013-0118660

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $232,000.00

KB
Affiant

Subscribed and sworn to before me, this 30th day of September, 2020.

Notary Public

My commission expires:

THIS INSTRUMENT WAS PREPARED BY
Signature Title Services, LLC
640 Broadmor Blvd., Ste. 100
Murfreesboro, TN 37129

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
Elham Daha	New Owner	**141060D00500CO**
3009 Harpeth Springs Drive		
Nashville, TN 37221		

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGE, WE,

Justin L. Gilliam and Amanda C. Gilliam, husband and wife

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Elham Daha, a single woman

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND 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. 5 on the Plan of RiverBridge Community of record in Instrument No. 20030213-0019999, Register's Office for said County, to which reference is hereby made for a more complete description, together with the appurtenant interest in the common elements of Townhomes of RiverBridge, a horizontal property regime with private elements, established by Declaration of record in Instrument No. 20030205-0016032, amended in Instrument No. 20050520-0056889,

Being the same property conveyed to Justin L. Gilliam and Amanda C. Gilliam, husband and wife, by Warranty Deed from Faithlore P. Gardner, unmarried, dated December 29, 2014, of record in Instrument No. 20150108-0002232, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

Subject to any and all encumbrances, restrictions, easements, plats, covenants, rights, and conditions that may appear of record in the Register's Office of Davidson County, Tennessee.

This is improved (__X__) unimproved (_____) property known as 3009 Harpeth Springs Drive, 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 GRANTEES, their heirs and assigns forever; and we do covenant with the 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 in 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 GRANTEES, their 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.

_____ Date: 9/29/20
Justin L. Gilliam

_____ Date: 9/29/20
Amanda C. Gilliam

STATE OF TN

COUNTY OF Rutherford

Personally appeared before me, a Notary Public of said County and State, Justin L. Gilliam and Amanda C. Gilliam, the within named Grantor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 29 day of September, 2020.

_____
NOTARY PUBLIC

My Commission Expires: 12-1-20

