Karen Johnson Davidson County
Batch# 501482 DEEDWARR
10/26/2020 10:29:30 AM 3 pgs
Fees: $18.00 Taxes: $1,239.50
20201026-0123671

WARRANTY DEED

STATE OF TENNESSEE 2020-485
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $335,000.00.

Danielle Williams (Affiant)

Sworn to and subscribed before me this 21st day of October, 2020.

Dee Ray Notary Public

My commission expires: 5/2/22

DEE RAY NOTARY PUBLIC STATE OF TENNESSEE COUNTY OF DAVIDSON MY COMMISSION EXPIRES MAY 02, 2022

THIS INSTRUMENT WAS PREPARED BY
Quin Evans Segall, Esq.
City House Title LLC
414 Bridge Street
Franklin, TN 37064

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER(S)
Gregory V. Sliskovich (NAME)	**NEW OWNER** (NAME)	**171-03-0B-057.00-CO**
641 Old Hickory Blvd. #111 (ADDRESS)	(ADDRESS)	
Nashville, TN 37204 (City) (State) (Zip)	(City) (State) (Zip)	

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, **Jacob C. Chi, unmarried and Jasen C. Chi and Thuy Chi, husband and wife**, "the Grantor," has this day bargained and sold and by these presents does hereby sell, give, transfer and convey unto **Gregory V. Sliskovich, an unmarried man,** "the Grantee," the following described real estate in Davidson County, Tennessee:

Land in Davidson County, Tennessee being Lot No. 90 on the Plan of Phase One, Section One, Townhomes of Fredericksburg, as of record in Book 9700, Page 236, Register's Office for Davidson County, to which plan reference is hereby made for a more complete description thereof.

Being all the same property conveyed to Jacob C. Chi and Jasen C. Chi by deed from Douglas B. Omer and wife, Jill G. Omer, of record in Instrument No. 20040810-0096618, said Register's Office.

Being improved property known as: 641 Old Hickory Blvd, #111, Brentwood, TN 37027

Thuy Chi, spouse of the above named **Jasen C. Chi,** joins in this conveyance for the purpose of releasing any and all rights she may have in and to the above described property, especially her marital rights.

This Conveyance is subject to the matters set forth below, if any, as well as (1) all applicable zoning ordinances (2) utility, sewer, drainage, and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record (as may be amended or supplemented), (4) building restrictions, (5) all other matters of public record, and (6) Subject to Restrictive Covenants of record in Book 7798, page 843, Amended ad Restated Declaration of Covenants, Conditions, and Restrictions contained in instrument of Record in Instrument No. 20191127-0122852, Register's Office for Davidson County, Tennessee, together with all amendments thereto, which may provide for association dues, fees and/or assessments, in addition to any easements, reservations, covenants, building set back requirements, option to purchase, right of first refusal and any special assessments which may come due but omitting any such covenant or restriction based on race, color, religion, sex, familial status or national origin, restriction otherwise exempt under Title 42 of the United States Code, or restriction that relates to handicap but does not discriminate against handicapped persons.

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 15th day of October, 2020.

(SEAL)
Jacob C. Chi

(SEAL)
Jasen C. Chi

(SEAL)
Thuy Chi

STATE OF AR
COUNTY OF PULASKI

On this 15th day of October, 2020, before me personally appeared Jacob C. Chi and Jasen C. Chi and wife, Thuy Chi, 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 15th day of October, 2020.

Notary Signature
My commission expires:

BRAD SIMS COMMISSION NO. 12369116 NOTARY PUBLIC EXPIRES JAN 8, 2029 PULASKI CO., ARKANSAS

Certificate of Authenticity

I, DANIELLE WILLIAMS, 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

Personally appeared before me, the undersigned, a notary public for this county and state, DANIELLE WILLIAMS 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: 5/2/22
Notary's Seal

DEE RAY STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON MY COMMISSION EXPIRES MAY 02, 2022