Karen Johnson Davidson County
Batch# 560669 DEEDWARR
01/26/2021 09:06:30 AM 3 pgs
Fees: $18.00 Taxes: $580.90
20210126-0011093

STATE OF TENNESSEE
COUNTY OF ~~Davidson~~ Robertson

The actual consideration or value, whichever is greater, for this transfer is ~~$157,000.00~~

Affiant

Subscribed and sworn to before me, this 22nd day of January, 2021.

Notary Public

My commission expires: 9/18/23

KATHERINE LEE Notary Public At Large ROBERTSON COUNTY, TENN.

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:
Daniel R. Ivy	New Owner	**121040A01800CO**
518 Williamsburg Drive		
Nashville, TN 37214		

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,

Sharonda B. Blackman N/K/A Sharonda Martin and Tyrone A. Martin, married

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

Daniel R. Ivy, unmarried

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. 518 in a Horizontal Property Regime of Phase 2, Williamsburg Condominiums of record in Plat Book 6900, Page 193, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Sharonda B. Blackman and Tyrone A. Martin, by Warranty Deed from Rosa Hoover, unmarried, dated February 16, 2006, of record in Instrument No. 20060221-0020343, Register's Office for Davidson County, Tennessee. Sharonda B. Blackman and Tyrone A. Martin have since married. Sharonda B. Blackman is now known as Sharonda Martin.

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 518 Williamsburg Drive, Nashville, TN 37214.

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.

Sharonda Martin Date: 1/22/2021
Sharonda Martin

Tyrone A. Martin Date: 1/22/2021
Tyrone A. Martin

STATE OF TN

COUNTY OF Davidson

Personally appeared before me, a Notary Public of said County and State, Sharonda Martin and Tyrone A. Martin, 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 22 day of January, 2021.

NOTARY PUBLIC

My Commission Expires: Sept 25, 2024

CORINNA THOMPSON
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF SUMNER
My Commission Expires September 25, 2024

True Copy Certification

I, KATHY LEE, 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 Tennessee

County of Robertson

Personally appeared before me, Pam S. Atchley, a notary public for this county and state, KATHY LEE 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: 6-21-21

Notary' Seal (if on paper)

PAM S ATCHLEY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF ROBERTSON