Karen Johnson Davidson County
Batch# 585340 DEEDWARR
03/05/2021 11:59:30 AM 3 pgs
Fees: $18.00 Taxes: $499.13
20210305-0029220

Prepared By & Return To:
Tennessee Title Services, LLC
547 N Mt Juliet Rd
100
Mt. Juliet, TN 37122
MJ-21-519

STATE OF TENNESSEE
COUNTY OF Wilson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $134,900.00

Melissa Loew
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME
THIS 22nd day of February, 2021

Notary Public

Commission Expires: 4-17-2023

DOLORES E. BROWN STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY My Commission Expires 04-17-2023

Address of New Owner	Send Tax Bills To:	Map & Parcel
Gabrielle Elizabeth Johnson 420 Elysian Fields Road #B6 Nashville, TN 37211	New Owner	133-14-0A-025.00-CO

WARRANTY DEED

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 ACKNOWLEDGED, I/WE,

Edward A. Bloom and Cheryl A. Bloom, husband and wife

HEREINAFTER REFERRED TO AS THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Gabrielle Elizabeth Johnson, 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 B-6 of The Village at Grassmere formerly Oakcrest Condominiums created under Title 64, Sections 2701 et seq., as amended, Tennessee Code Annotated as shown on Plat of record in Plat Book 5200, Page 413, as established under Master Deed of record in Book 5884, Page 960 as amended in Book 9559, Page 939, Instrument No. 19941230-9559939, Instrument No. 20041102-0131823 and Instrument No. 20060630-0078687, and further amended and restated in Instrument No. 20070301-0025595, in the Register's Office for Davidson County, Tennessee, all to which reference is hereby made for a more particular description of said unit.

Being the same property conveyed to Edward A. Bloom and Cheryl A. Bloom, husband

and wife by Warranty Deed from Justin A. Smith, unmarried of record in Instrument No. 20181030-0107191 Register's Office for Davidson County, Tennessee, dated October 26, 2018 and recorded on October 30, 2018.

THIS CONVEYANCE IS MADE SUBJECT TO: (1) all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record; (2) any and all applicable governmental and/or zoning regulations; (3) taxes which have been pro-rated as of the date of closing and assumed by the Grantee herein.

The foregoing legal description is the same as contained in the resource of title shown above.

This is **improved** property known as: 420 Elysian Fields Road #B6, Nashville, TN 37211

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 so 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 is 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.

Dated this the 22nd day of February, 2021.

Edward A. Bloom

Cheryl A. Bloom

STATE OF North Carolina
COUNTY OF Wake

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Edward A. Bloom and Cheryl A. Bloom** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 22nd day of February, 2021.

TERRY E. YOCUM
NOTARY PUBLIC
Wake County
North Carolina
My Commission Expires Oct. 14, 2024

Notary Public Terry E. Yocum
My Commission Expires: October 14, 2024

True Copy Certification

I, **Milissa Loew**, 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 here with and that this is a true and correct copy of the original document executed and authenticated according to law.

Milissa Loew

State of **Tennessee**
County of **Davidson**

Personally appeared before me, **Chasity Petty,** a notary public for this county and state, **Milissa Loew,** who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Chasity Petty

Chasity Petty
My Commission Expires: 4/26/2021

