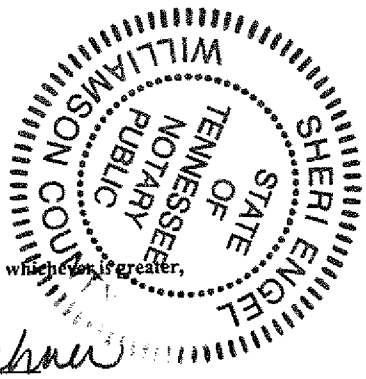
Karen Johnson Davidson County
Batch# 626982 DEEDWARR
04/30/2021 01:37:30 PM 3 pgs
Fees: $18.00 Taxes: $2,386.50
20210430-0058345



Prepared by:
Amy Cross Nance
Attorney at Law
103 Forrest Crossing Blvd Suite 205
Franklin, TN 37064
615-794-5644

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $645,000.00

Affiant

Subscribed and sworn to before me this 30th day of April, 2021.

Notary Public
My commission expires: 12-18-2023

Address of New Owner:	Send Tax Bills to:	Tax Information
David R. Warren and Tamara G. Warren 608B Hume Street Nashville, TN 37208	Same	081-12-0M-001-00

Warranty Deed

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged **Robert Venrose and Mary Detesco-Venrose, husband and wife** hereinafter referred to as Grantor(s), have bargained and sold, and do hereby transfer and convey to **David R. Warren and Tamara G. Warren, husband and wife** hereinafter called the Grantee(s) their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Unit No. 608A as shown on the plan of Custom Homes at 608 Hume Street, a Horizontal Property Regime, established of record in Instrument No. 20080805-0080466, Register's Office for Davidson County, Tennessee, together with an undivided percentage interest in the common areas/elements appurtenant to said Unit as set forth at Instrument No. 20080805-0080466, reference to which is hereby made for a more complete and detailed description.

Being the same property conveyed to Robert Venrose and Mary Detesco-Venrose, husband and wife, by deed from Kenneth Barrett and Stephanie Barrett, husband and wife, of record in Instrument No. 20150513-0043730, and corrected in Scrivener's Affidavit of record in Instrument No. 20151106-0113246 Register's Office for Davidson County, Tennessee, and dated May 8, 2015.

This conveyance is made subject to the following:

1. By-Laws of record in Instrument No. 20080805-0080466 Register's Office for Davidson County, Tennessee.

2. Subject to the Covenant, Condition, or Restriction, recorded as Instrument #20080805-0080466 in the official records of the Davidson County Register of Deeds.

3. All matters appearing on the plan of Custom Homes at 608 Hume Street of record in Instrument No. 20080805-0080466 Register's Office for Davidson County, Tennessee.

4. Taxes and assessments for the year 2021 and subsequent years, which are not yet due and payable

This property is improved property known as 608A Hume Street, Nashville, TN 37208

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee(s), their heirs and assigns, forever. Grantors covenant with Grantee(s) that Grantor(s) are lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor(s) do further covenant and bind themselves, their heirs, assigns and representatives, to warrant and forever defend the title to said land to said Grantee(s), their heirs and assigns, against the lawful claims of all persons whomsoever.

In Witness Whereof, the said, **Grantor**, hereunto set by hands and seals this 26 day of April, 2021.

Robert Venrose

Mary Detesco-Venrose

STATE OF OHIO
COUNTY OF MAHONING

On this 26 day of April, 2021, before me personally appeared Robert Venrose and Mary Detesco-Venrose, 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 26 day of April, 2021.

Notary Signature
My commission expires:
JUNE 25 2025

Brent Rhody
Notary Public
State of Ohio
Certificate # 2015-RE-536940
My Commission Expires
June 25, 2025

WARRANTY DEED

I, Sheri Engel, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to the law.

Signature

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me a notary for this county and state, Sheri Engel who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary Signature

My Commission Expires: 2/12/23

AMY CROSS NANCE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY