STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $1,095,000.00.

Affiant

Subscribed and sworn to before me, this 3rd day of ~~April~~ MAY, 2021.

Notary Public

My Commission expires: 07/09/24

(Notary Stamp)

DANA DELWORTH NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY My Commission Expires 07/09/2024

THIS INSTRUMENT PREPARED BY:
Keith H. Solomon, Attorney
SolomonParks Title & Escrow
8119 Isabella Lane, Suite 104, Brentwood, TN 37027

Karen Johnson Davidson County
Batch# 632260 **DEEDWARR**
05/10/2021 01:48:32 PM 2 pgs
Fees: $13.00 Taxes: $4,051.50

20210510-0062597

WARRANTY DEED

Address of New Owner	Send Tax Bills To	Map-Parcel Number
Claudette Diana Smith and Mark Fishburn	new owner	**131-02-0S-001.00-CO**
2008 A Galbraith Drive		
Nashville, TN 37215		

FOR AND IN CONSIDERATION of the sum of Ten dollars ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, I,

Michelle A. Johnson, married

(hereinafter called the "Grantor"), have bargained and sold, and by these presents do transfer and convey unto

Claudette ~~Diana Smith~~ Smith-Fishburn J. and Mark Fishburn, WIFE and HUSBAND

(hereinafter called the "Grantee"), his heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Unit 2008A on the Plan of Galbraith Place Townhomes, a Horizontal Property Regime with Private Elements as shown on Exhibit "C" to the Declaration of Covenants, Conditions and Restrictions of record in Instrument 20060105-0001838, Register's Office for Davidson County, to which reference is hereby made for a more complete description.

Being the same property conveyed to Michelle A. Johnson, married by Warranty deed from Robert Hale Shoop III and Maura Shoop, husband and wife of record in Instrument No. 20150519-0046088 Register's Office for Davidson County, Tennessee.

Kevin Johnson spouse of Michelle A Johnson, joins in this conveyance to convey any and all marital interest he may have in subject property.

This is improved property known as **2008 A Galbraith Drive, Nashville, TN 37215.**

Return to:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212
FILE #: B-SB-ELAM-21-2008

SP 11/2015

TO HAVE AND TO HOLD the said tract of parcel of land, together with any and all appurtenances, estate, title and interest thereto belonging to the said Grantee, his heirs and assigns, forever.

GRANTOR COVENANTS with the said Grantee that he is lawfully seized and possessed of said land in fee simple, has a good right to convey it and the same is unencumbered, except as follows:

1. Real estate taxes for the current year, which have been prorated between the parties herein and assumed by the Grantee..

2. Matters, if any, shown on any applicable Plan of record in the Register's Office for Davidson County, Tennessee.

3. Covenants, conditions, restrictions, reservations and easements, if any, contained in former instruments of record pertaining to subject property.

GRANTOR FURTHER COVENANTS and binds himself, his heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, his 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.

IN WITNESS WHEREOF the Grantor has hereunto executed this instrument on this the 30th day of April, 2021.

Michelle A. Johnson by Mary Cho attorney in fact
Michelle A. Johnson, by Mary Cho
Attorney in Fact

Kevin Johnson by Mary Cho attorney in fact
Kevin Johnson, by Mary Cho
Attorney in Fact

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said State and County, Mary Cho, to me known (or proved to me on the basis of satisfactory evidence) to be the person who as Attorney in Fact executed the foregoing instrument in behalf of Michelle A Johnson and Kevin Johnson and who acknowledged that she as the Attorney in Fact executed the same as the free act and deed of Michelle A Johnson and Kevin Johnson.

Witness my hand and official seal this 30th day of April, 2021.

Notary Public
My Commission Expires: 1-3-23

J CARLA IKARD
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY

SolomonParks File No. 21-000120-524

SP 11/2015