Karen Johnson Davidson County
Batch# 632716 DEEDWARR
05/10/2021 02:45:30 PM 3 pgs
Fees: $18.00 Taxes: $1,424.50
20210510-0062716

THIS INSTRUMENT PREPARED BY: **The Row Title & Escrow, LLC** **20 Music Square West, Suite 200** **Nashville, TN 37203**	STATE OF Tennessee) COUNTY OF Davidson The actual consideration or value, whichever is greater, for this transfer is: $385,000.00 Affiant Subscribed and sworn to before me, this 3 day of May, 2021. Notary Public My Commission Expires:

MARGARET PHILPOTT NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY My Commission Expires 10-02-2023

WARRANTY DEED

Address New Owner: Susan Alex-Barton and David Alex-Barton 269 Commonwealth Ave Boston, MA 02116	Send Tax Bills to: New Owner	Tax Information: Tax Parcel ID No. 093-06-1B-404.00

FOR AND IN CONSIDERATION of the sum of Ten and 00/100 Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, **JEREMY BEAN, AN UNMARRIED MAN** ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **SUSAN ALEX-BARTON AND DAVID ALEX-BARTON, WIFE AND HUSBAND** ("Grantees"), their successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described as follows:

Land in Davidson County, Tennessee, being Unit 404 and 1 parking space, on the Horizontal Property Regime for The Kress Lofts Condominiums, as recorded in Master Deed of record as Instrument No. 20050429-0048067 and amended as Instrument No's 20060324-0034091, 20070227-0024233, 20070419-0047025, 20071220-0146058 and corrected in Instrument No. 20080118-0006035 and 20080331-0032083, said Register's Office, to all of which reference is hereby made for a more complete description together with an undivided percentage interest in the common elements allocated to said unit as set forth in said Master Deed.

Being the same property conveyed to JEREMY BEAN, AN UNMARRIED MAN, by deed from DAVID C. CELLON AND JOHN D. KOHLBURN, AS JOINT TENANTS WITH RIGHT OF SURVIVORSHIP, of record in Instrument No. 20200325-0032207, dated March 12, 2020, said Register's Office.

This is improved property commonly known as: **239 Rep John Lewis Way N, #404, Nashville, TN 37219**

This conveyance is subject to all zoning and setback requirements, all general utility, sewer, drainage and any other easements and restrictions of record, the lien for property taxes that are not delinquent, any and all subdivision or condominium declarations, covenants, and restrictions of record, and any matters shown on any applicable plat.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantees, their successors, heirs and assigns, forever.

And Grantor covenants that he has lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except for current taxes, and restrictions and easements of record. Grantor further covenants and binds himself, his successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantees, their successors, heirs and assigns against the lawful claims of all persons whatsoever.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

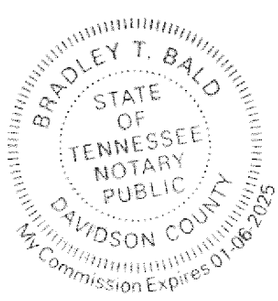
IN WITNESS WHEREOF, Grantor has executed this instrument on this 27th day of April, 2021.

JEREMY BEAN

STATE OF Tennessee)
)
COUNTY OF Davidson)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **JEREMY BEAN**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this 27th day of April, 2021.



Notary Public
My Commission Expires: _____

True Copy Certification

I, Margaret Philpott, 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 Davidson

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

BRITTANY SENSABAUGH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 05-09-2023

Notary Public

My Commission Expires: 05-09-23