Karen Johnson Davidson County
Batch# 652370 DEEDWARR
06/09/2021 10:00:30 AM 3 pgs
Fees: $18.00 Taxes: $1,221.00
20210609-0077279

This instrument prepared by:
Tennessee Nations Title Agency, Inc.
404 BNA Drive, Suite 310
Nashville, Tennessee 37217
615-360-2703
tn-closing@nationstitle.com

State of Tennessee
County of Davidson

The actual consideration or value, whichever is greater for this transfer is: $330,000.00

Affiant Signature

Subscribed and sworn to before me on this the 4th day of June, 2021

Notary Public
My Commission expires: 11-06-24

SHAWN STEVENS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

NAME AND ADDRESS OF PROPERTY OWNER:
RENEE A. MUSSATTO
3500 Harborwood Cir, Nashville, TN 37214

SEND TAX BILLS TO:
New Owner

Tax ID: 108120B10100CO

WARRANTY DEED
21NT01243

Effective the 4th day of June, 2021 and for and in Consideration of the sum of $1.00 cash in hand paid by the hereinafter named GRANTEES, and other good and valuable consideration, the receipt of which is hereby acknowledged,

KRISTOPHER STEVEN BYBEE AND WIFE, LEIGH POWELL BYBEE

Hereinafter called the GRANTOR, have bargained and sold, and by these presents do transfer and convey unto

RENEE A MUSSATTO, MARRIED WOMAN

Hereinafter called the GRANTEES, their 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 Lot No. 200, on the Plan of Phase 1, Section Two, Harborview, of record in Book 6900, Page 756-768, as amended in Book 9096, Page 764, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Kristopher Steven Bybee and wife, Leigh Powell Bybee, by Warranty Deed from William E. Martin, unmarried, dated 05/27/2010 and recorded 06/03/2010 as Instrument No. 20100603-0043129, Register's Office for Davidson County, Tennessee.

This is an improved property commonly known as 3500 Harborwood Cir, 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. We do covenant with 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, expect for those matters appearing of record and real property taxes. We do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the GRANTEES, their heirs and assigns, against all 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.

Witness my hand this the 4th day of June, 2021

Kristopher Steven Bybee

Leigh Powell Bybee

State of Tennessee
County of Davidson

Personally appeared before me, the undersigned authority, a Notary Public for said County and State, **Kristopher Steven Bybee and Leigh Powell Bybee,** the within named bargainer with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that such persons executed the within instrument for the purposes therein contained. Witness my hand and official seal at office, this the 4th day of June, 2021.

Notary Public
My commission expires: 3.6.2024

TRICIA Y. RODRIGUEZ
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Certificate of Authenticity

I, Shawn Stevens **, do hereby make oath that I am a license attorney and/or 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 Cortney Jacks**, a notary public for this county and state,** Shawn Stevens **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: 5/7/24

Notary's Seal (If on paper)

CORTNEY JACKS
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 5-7-2024