Karen Johnson Davidson County
Batch# 659432 DEEDWARR
06/18/2021 08:12:30 AM 2 pgs
Fees: $13.00 Taxes: $2,368.00
20210618-0082280

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $640,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15TH DAY OF JUNE, 2021.

Notary Public

MY COMMISSION EXPIRES: 6/26/24
(AFFIX SEAL)

LAURA JANE SHOUN STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Millennial Title, LLC, 5120 Virginia Way, Suite B-13 Brentwood, Tennessee 37027

File No.: TN-2021-10122-AM

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP/PARCEL NO(S).
Galen L. Bultje and Minu Chaudhuri	Fairway Lending	172100B05100CO
(NAME)	(NAME)	
6281 Palomar Court	4201 Marsh Lane	
(ADDRESS)	(ADDRESS)	
Nashville TN 37211	Carrollton TX 75007	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF Six Hundred Forty Thousand And No/100 Dollars ($640,000.00), CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, **M. RYAN WOODS AND KASEY D. WOODS, HUSBAND AND WIFE,** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **GALEN L. BULTJE AND TUA CHAUDHURI BULTJE, MARRIED AND MINU CHAUDHURI, 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 Couty, Tennessee, being Lot No. 51 on the Plan of Cluster Lot Development Christiansted Valley, Phase 2, Revision 1, of record in Instrument Number 20010209-0012854, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to M. Ryan Woods and Kasey Woods, husband and wife by Deed Dated November 13, 2014 and recorded on November 17, 2014 in Instrument No. 20141117-0105957 in the office aforesaid.

unimproved ☐
This is improved ☒ property, known as 6281 Palomar Court, Nashville, TN 37211
(House No.) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 do 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.

Witness our hands this 15 day of June 2021.

M. Ryan Woods

Kasey D. Woods

STATE OF TENNESSEE
COUNTY OF Williamson

On this 15 day of June 2021, before me personally appeared M. Ryan Woods and Kasey D. Woods, husband and wife to me known to be the person(s) (or proved to me on the basis of satisfactory evidence) described in and who executed the foregoing instrument, and who acknowledged the execution of the same to be his/her/their free act and deed.

Witness my hand and official seal at Davidson County, Tennessee this 15 day of June 2021.

Commission Expires: 6/26/24

LAURA JANE SHOUN STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

Notary Public

I, Andy Maloney, 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 TN
County of Davidson

Personally, appeared before me, Laura Jane Shoun, a notary public for this county and state, Andy Maloney, who acknowledges that this certificate of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My commission expires: 6/26/24