Karen Johnson Davidson County
Batch# 659845 DEEDWARR
06/18/2021 12:58:30 PM 3 pgs
Fees: $18.00 Taxes: $1,472.60
20210618-0082685

WARRANTY DEED

Amelia Swanson State of Tennessee Notary Public Williamson County

MST 2021-1091(Seller only)

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $398,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF June, 2021

Notary Public

MY COMMISSION EXPIRES: 4/24/23

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY:

James T. Oglesby, Attorney and Yvette L. Meldrum, Attorney
Mid-State Title & Escrow, Inc., 128 Holiday Court, Suite 125, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Kourtney Price	NEW OWNER	161-13-0B-126.00-CO
(NAME)	(NAME)	
126 Honey Creek Lane		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37211		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, **Christopher S. Williams and Elizabeth Currey Williams, husband and wife,** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Kourtney Price, 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 County, Tennessee being Unit No. 126 on the Plan of Creekside, of record in Master Deed of record in Instrument No. 20040702-0079260, and amended in Instrument No.'s 20050204-0013611 and 20050329-0034131, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Christopher S. Williams and Elizabeth Currey Williams, husband and wife by Warranty deed from Arthur Williams, married of record in Instrument No. 20171128-0121407 Register's Office for Davidson County, Tennessee, dated November 28, 2017 and recorded on November 28, 2017.

Subject to: Property taxes have been prorated and the Grantee has assumed payment thereof when same become due and payable, Taxes for the year 2019, a lien not yet due and payable. Master Deed establishing a Horizontal Property Regime of Creekside at Brentwood of record in Instrument Number 20040702-0079260, Instrument No. 20050204-0013611, Instrument No. 20050329-0034131, Instrument No. 20050822-0100021 and Instrument No. 20070622-0075126, Register's Office for Davidson County, Tennessee. Right of Way to State of Tennessee in Book 7859, page 398, Register's Office for Davidson County, Tennessee. Ground Lease with SBA Towers, Inc. in Instrument 20000403-0032883, Instrument 20000714-0069736, Instrument 20040305-0025830, Instrument 20040305-0025837, and Instrument 20110203-0009711, Register's Office for Davidson County, Tennessee. Transmission Line Easement in Book 2438, page 376, Register's Office for Davidson County, Tennessee. Easement for Water Mains in Book 6408, page 486, Register's Office for Davidson County, Tennessee. Sanitary Sewer Easement in Book 7250, pages 755 and 758, and Book 7267, page 41, Register's Office for Davidson County, Tennessee. Construction Slope Easement in Book 7851, page 708, Register's Office for Davidson County, Tennessee. Access and Grading Easement Agreement in Instrument 20040305-0025838, Register's Office for

Davidson County, Tennessee. Drainage Easement, Stockpile, Buffer, Traffic Lights and Lanes Agreement in Instrument 20040305-0025834, Register's Office for Davidson County, Tennessee. Easement in Book 9444, page 27, Register's Office for Davidson County, Tennessee. Miscellaneous easements and right of way granted to State of Tennessee in Book 7859, page 398, Register' s Office for Davidson County, Tennessee.

This property, known as 126 Honey Creek Lane, Nashville, TN 37211
(House Number) (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 my/our hand(s) this 1st DAY OF June, 2021.

Christopher S. Williams

Elizabeth Currey Williams

STATE OF Tennessee
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said State and County, **Christopher S. Williams and Elizabeth Currey Williams, husband and wife**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 1st day of June, 2021.

Notary Public

My commission expires: 4/24/23

(SEAL)

Amelia Swanson
State of Tennessee Notary Public
Williamson County

Certificate of Authenticity

I, John Cobb Rochford, do hearby 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, Emily B. Hebert, a notary public for this county and state, John Cobb Rochford, who acknowledged that this certification of an electronic documents is true and correct and whose signature I have witnessed.

Emily B. Hebert

Notary's Signature

My Commission Expires: 03-03-2025

EMILY B. HEBERT
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY