WARRANTY DEED

2021-214

State of Tennessee

County of Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $430,000.00.

Affiant

SWORN AND SUBSCRIBED TO BEFORE ME, THIS THE 7th day of June, 2021.

(Affix Seal) Notary Public

My Commission Expires: 6-24-2023

April G. Nichols State of Tennessee Notary Public Williamson County

Karen Johnson Davidson County
Batch# 660541 DEEDWARR
06/21/2021 11:37:47 AM 2 pgs
Fees: $13.00 Taxes: $1,591.00

20210621-0083251

S INSTRUMENT WAS PREPARED BY and PLEASE RETURN TO:
ANCHOR TITLE, LLC
6970 Moores Lane,
Brentwood, TN 37027

Address of New Owners:	Send Tax Bills To:	Tax ID#:
Rudy G. Kessinger 600 12th Avenue S Unit 1116 Nashville, TN 37203	NEW OWNER	093.13-0C-251.00 CO

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, I/we, **Skylar Hollifield, unmarried,** hereinafter called the Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto **Rudy G. Kessinger, an unmarried man,** hereinafter called the Grantee(s), their heirs and assigns, that 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. 1116 as set forth in the Master Deed Establishing ICON in the Gulch Master Condominium, a condominium form of ownership and use in the manner provided under the provisions of Tennessee Code Annotated, Title 66, Chapter 27, Section I 01, et seq., of record as Instrument No. 20080423-0041665 in the Register's Office for Davidson County, Tennessee; and further by the Master Deed Establishing ICON in the Gulch Tower Condominium of record as Instrument No. 20080423- 0041667 in said Register's Office; said unit also being shown as part of Exhibits "D" to said Master Deeds.

Being the same property conveyed to Skylar Hollifield, unmarried from Oliver Shalibo,unmarried by Warranty Deed dated March 23, 2020 and recorded December 8, 2020 in Instrument #20201208-0142248, Register's Office for Davidson County, Tennessee.

( ) unimproved
This is (X) improved property know as 600 12th Avenue S, Unit 1116, Nashville, TN 37203.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title, and interest thereto belonging to the said GRANTEE, their heirs and assigns forever; and we, the GRANTORS, do covenant with the said GRANTEE that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and that 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 GRANTEE, 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 7th day of June, 2021.

Skylar Hollifield

State of Tennessee
County of Williamson

Personally appeared before me, April G. Nichols a Notary Public in and for said County and State, the within named Skylar Hollifield, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this 7th day of June, 2021.

Notary Public
My Commission Expires: 6-24-2023

