Name and Address of New Owner:
Richard S. Sevier and Suzanne O. Sevier
104 Cloister Drive
Nashville, TN 37205

Send Tax Bills To:
Richard S. Sevier and Suzanne O. Sevier
104 Cloister Drive
Nashville, TN 37205

This Instrument Prepared By:
Limestone Title & Escrow
580 Franklin Road
Suite 203
Franklin, TN 37069

Map & Parcel No: 129-11-0A-104-00

Karen Johnson Davidson County
Batch# 667296 DEEDWARR
06/29/2021 11:46:30 AM 3 pgs
Fees: $18.00 Taxes: $1,636.51
20210629-0088027

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and legal sufficiency of which are hereby irrevocably acknowledged, **Debra K. London**, "the Grantor," has this day bargained and sold and by these presents does hereby sell, give, transfer and convey unto **Richard S. Sevier and Suzanne O. Sevier,** "the Grantees," the following described real estate in Davidson County, Tennessee:

A certain condominium apartment in Davidson County, Tennessee, being Unit No. 104, created under Title 66, Chapter 27, Section 101, et seq., as amended, Tennessee Code Annotated, and as established by the Declaration of Restrictions, Covenants, and Easements for the Cloister at St. Henry, a Condominium, of record in Instrument #20101228-0102374, Exhibit "B", and in the Master Deed for The Cloister at St. Henry, Phase I-A, of record in Book 6042, page 602, as amended in Book 6071, page 149, Register's Office for said County, together with the undivided percentage interest in the common elements appurtenant to said unit, as set forth in the Master Deed. Correction of Master Deed in Book 6237, page 660, and amendment to Master Deed in Book 6519, page 187, Register's Office for said County. Reference is hereby made to the plat for Phase I-A of Lot No. 2, The Cloister at Saint Henry, of record in Book 5200, page 529, said Register's Office, for a more complete identification and description of such Unit.

Being the same property conveyed to Claire Ann Calongne from St. Henry's Property Development, Inc. by Warranty Deed dated April 19, 2016 and recorded April 27, 2016 in Instrument #20160427-0040893, said Register's Office.

Further being the same property conveyed to Debra K. London by Quit Claim Deed from Claire A. Calongne dated June 3, 2021 nd of record in Instrument #__202106290088026, in the Office of the Davidson County Register of Deeds.

TO HAVE AND TO HOLD said real estate unto the Grantees, and the Grantees' successors, heirs and assigns, forever in fee simple.

Grantor covenants that it is lawfully seized and possessed of said real estate, has good right and lawful authority to convey the same, that the title thereto is clear, free and unencumbered (except as hereinbefore specifically set out), and will forever warrant and defend said title against any and all lawful claims of all persons.

IN WITNESS WHEREOF, Grantor has caused this Warranty Deed to be executed on the 15th day of June, 2021.

Debra K. London (SEAL)

STATE OF TENNESSEE
COUNTY OF ~~WILLIAMSON~~ London

On this ~~15th~~ day of June, 2021, before me personally appeared Debra K. London, to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that such person (or persons) executed the same as such person's (or persons') free act and deed.

Witness my hand, at office, this ~~15th~~ day of June, 2021.

Notary Signature
My commission expires: 04/06/2024

LISA M. STALSWORTH STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF KNOX My Comm. Expires 4/6/2024

AFFIDAVIT OF VALUE

STATE OF TENNESSEE)
London)
COUNTY OF ~~WILLIAMSON~~)

The undersigned hereby offers this instrument for recording within the meaning of the statutes of the State of Tennessee under Tenn. Code Ann. Section 67-4-409, and hereby swears and affirms that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $442,300.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

(Affiant)

Sworn to and subscribed before me this 15th day of June, 2021.

Notary Public
My commission expires: 04/06/2024
File No. QTN-367-2021

LISA M. STALSWORTH STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF KNOX My Comm. Expires 4/6/2024

TRUE COPY CERTIFICATION

I, Jennifer L. Pennell, do hereby make oath that I am a licensed attorney and/or the custodian of the original version of the electronic document tendered for registration herewith and that his electronic document is a true and exact copy of the original document executed and authenticated according to law on June 15, 2021 (date of document).

Jennifer L. Pennell

Jennifer L. Pennell

June 15, 2021

Date

State of Tennessee
County of Williamson

Sworn to and subscribed before me this 15 day of June, 2021.

Katherine Warren

Notary's Signature

My Commission Expires: 41322

Notary's Seal

