Warranty Deed

Karen Johnson Davidson County Batch# 667328 DEEDWARR 06/29/2021 12:11:01 PM 2 pgs Fees: $13.00 Taxes: $1,010.10 20210629-0088044	STATE OF TENNESSEE COUNTY OF DAVIDSON The actual consideration or value, whichever is greater, for this transfer is $273,000.00. Affiant Subscribed and sworn to before me, this the 23rd day of June, 2021. Notary Public My commission expires: 7/9/22

LYDIA H. WEAVER NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY My Commission Expires JULY 9, 2022

THIS INSTRUMENT WAS PREPARED BY
WAGON WHEEL TITLE
204 SOUTH 11TH STREET
NASHVILLE, TN 37206
615.650.5100

Address of New Owner(s) as follows:	Send Tax Bills To:	Map/Parcel Numbers:
Kate Elizabeth Morris and John Thomas Morris	Highlands Residential	061-05-0A-070.00-CO
600 Poplar Place	950 W Bethany Dr #800	
Nashville, TN 37216	Allen, TX 75013	

FOR AND IN CONSIDERATION OF THE SUM OF ONE DOLLAR ($1.00), CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I/WE, **MARIE T. PAPINI, A SINGLE WOMAN**, HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **KATE ELIZABETH MORRIS AND JOHN THOMAS MORRIS, WIFE AND HUSBAND**, HEREINAFTER CALLED THE GRANTEE(S), HIS/HER/THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN **DAVIDSON** COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Being Lot No. 96 as Created and Established by the Master Deed and Bylaws for Poplar Glen, of Record in Book 7534, Page 591, Register's Office for Davidson County, Tennessee, as Amended by Amendment of Record in Book 7548, Page 612, Register's Office for Davidson County, Tennessee, and as Shown and Described on the Plan for Poplar Glen, Phase III, of Record in Book 6900, Page 826, Register's Office for Davidson County, Tennessee, to All of Which Reference Is Here Made for a More Complete Description, Together With an Undivided Percentage Interest in the Common Elements Allocated to Said Lot as Set Forth in Said Master Deed and Bylaws, as May Be From Time to Time Amended as Provided Therein.

Being the same property conveyed to Marie T. Papini, an unmarried individual by Warranty deed from Miranda Salisbury, Jason Vandermark and Elizabeth Fulghum of record in Instrument No. 20140904-0080929 Register's Office for Davidson County, Tennessee, dated August 29, 2014 and recorded on September 04, 2014.

This conveyance is subject to all restrictions, easements and planning documents of record, and current year's taxes and subsequent years, a lien not yet due and payable.

The address of the herein described property is believed to be 600 Poplar Place, Nashville, TN 37216, but such address is not part of the legal description of the property herein and in the event of any discrepancy, the legal description herein shall control.

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(S), his/her/their heirs and assigns forever; and I/we do covenant with the said GRANTEE(S) that I/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 I/we do further covenant and bind myself/ourselves, my/our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE(S), his/her/their heirs and assigns, against the lawful claims of all persons whomsoever.

Wherever used, the singular number shall include the plural, the singular, and the use of any gender shall be applicable to all genders.

WITNESS MY/OUR HANDS EFFECTIVE AS OF THE 23rd day of June, 2021.

Marie T. Papini

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named Marie T. Papini, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal this 23rd day of June, 2021.

Notary Public

My Commission Expires: 3/3/25

DREW BANDY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 03-03-2025