Karen Johnson Davidson County
Batch# 671998 DEEDWARR
07/07/2021 12:23:23 PM 2 pgs
Fees: $13.00 Taxes: $1,646.50
20210707-0091316

RETURN TO:
BANKERS TITLE & ESCROW CORP.
3310 WEST END AVE STE. 540
NASHVILLE, TN 37203

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS 445,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th day of June, 2021

Notary Public

MY COMMISSION EXPIRES: 1-6-25

(AFFIX SEAL)

M. CATHERINE CLEARWATERS
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY
LEHMAN TITLE & ESCROW, LLC 1646 WESTGATE CIR, STE 102 BRENTWOOD, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Elizabeth Harrington Lambert	New Owner	104024A31000CO
(NAME) 3100 West End Circle #306	(NAME)	
(ADDRESS) Nashville, Tn 37203	(ADDRESS)	
(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,

SITARAM LINGAM AND SUDHA RANI LINGAM, HUSBAND AND WIFE,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

ELIZABETH HARRINGTON LAMBERT,

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:

Being a certain condominium apartment located in Davidson County, Tennessee, being Unit No. 306, on the Plan of 3102 West End Circle, Building No. 2, as created under Title 66, Section 27-101, et seq., as amended, Tennessee Code Annotated, and as established by the Master Deed for 3102 West End Circle Condominiums, of record in Instrument No. 20050405-0037200, as supplemented and amended in Instrument No. 20060419-0044895; Instrument No. 20061018-0129536; Instrument No. 20150729-0074422, Instrument No. 20160415-0036024, and in Instrument No. 20170203-0011874, Register's Office for Davidson County, Tennessee, and subject to the provisions and requirements thereof, and the By-Laws for the administration thereof, and all easements, rights and interest in favor of other unit owners, and all sewer, water, electrical, telephone, and other utilities easements now or hereafter established over, through or upon the land embracing the regime and buildings thereof, and together with and undivided percentage interest in common areas/elements appurtenant to said unit as set for in said Master Deed. Reference is hereby made to the Plan of 3102 West End Circle, Building No. 2. appearing as Exhibit to said Master Deed, for a more complete and detailed description as to details and location of said Unit.

Being the same property conveyed to Sitaram Lingam and Sudha Rani Lingam, husband and wife by Deed dated February 2, 2018 from Laura Greenspan, an unmarried woman, recorded February 5, 2018, in Instrument Number 20180205-0011529, and corrected in Scriveners Affidavit Instrument No. 20181206-0119056, in the Official Records of Davidson County, Tennessee.

THIS CONVEYANCE IS SUBJECT TO: (1) Taxes which have been prorated and assumed by Grantee; (2) All restrictions of record; (3) All easements of record; (4) All visible easements; (5) All matters appearing on the plan of record; (6) All applicable governmental and zoning regulations.

LT&E File #18207

This Improved property is commonly known as: 3100 West End Circle, Apt. 306, 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 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 30th day of June, 2021

Sitaram Lingam

Sudha Rani Lingam

Sudha Rani Lingam

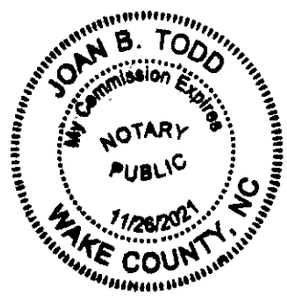
STATE OF North Carolina
COUNTY OF Wake

On this 30th day of June, 2021, before me personally appeared Sitaram Lingam and Sudha Rani Lingam, 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 30th day of June, 2021.

Joan B. Todd

Notary Signature
My commission expires:



LT&E File #18207