This Instrument Prepared by and Return to:
Bell & Alexander Title Services, Inc.
8110 Isabella Lane, 2nd Floor
Brentwood, TN 37027

MARK S WARNER III
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

STATE OF TENNESSEE
COUNTY OF Williamson

The actual consideration or value, whichever is greater is $265,000.00.

Affiant

Subscribed and sworn before me this the 20 day of July, 2021.

Notary Public
My commission expires: 6/14/25

WARRANTY DEED

Address of New Owner:	Send Tax Bill to:	Tax Information:
Joshua A. Murner	Primary Residential Mortgage, Inc.	092-16-0D 116.00
1803 Broadway #116	1480 North 2200 West	
Nashville, TN 37203	Salt Lake City, UT 84116	

For and in consideration of the sum of ten and no/100 dollars ($10.00), cash in hand paid by the hereinafter Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, JOHN S. SCOTT, MARRIED MAN, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to JOSHUA A. MURNER, AN UNMARRIED MAN, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land, together with all tenements, hereditaments and appurtenances thereto located in Davidson County, State of Tennessee, described as follows:

A condominium apartment unit located in Davidson County, Tennessee, being Unit No. 116, together with Parking Stall #29, and together with the appurtenant interest in the common elements of the Bristol on Broadway, A Condominium Development, as set out in the Master Deed of record as Instrument No. 20050517-0055639, in the Register's Office for Davidson County, Tennessee, together with all right, title and interest relating to said unit as prescribed and set forth in said Master Deed, and all recorded amendments and exhibits thereto, which by this reference are incorporated herein and made a part hereof.

Being the same property conveyed to John S. Scott and Gary Scott, as joint tenants with right of survivorship, by deed dated 12/12/2005, from Bristol on Broadway, a Tennessee limited liability partnership, of record in Instrument No. 20051213-0149671, Register's Office for said County.

The said Gary Scott having died on 3/02/2019, leaving the said real property to John S. Scott by tenancy by the entirety.

The property is not and has never been the Grantors marital home.

Subject to all Easements and Restrictions of record.

THIS IS IMPROVED PROPERTY KNOWN AS 1803 Broadway #116, 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, successors and/or assigns, forever. Grantors covenant with Grantees that Grantors 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to said Grantees, their successors, 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.

Karen Johnson Davidson County
Batch# 680333 DEEDWARR
07/21/2021 09:48:55 AM 2 pgs
Fees: $13.00 Taxes: $980.50



20210721-0097627

Witness my hand this the 20th day of July, 2021.

John S. Scott

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, John S. Scott, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 20th day of July, 2021.

My commission expires: 9-6-22

Notary Public

