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

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater is $550,000.00.

Affiant

Subscribed and sworn before me this the 23 day of August 2021.

Notary Public
My commission expires: 9/18/22

CAVAN MCCANN NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY MY COMMISSION EXPIRES SEPTEMBER 18, 2022

Karen Johnson Davidson County
Batch# 707432 DEEDWARR
08/31/2021 10:58:00 AM 2 pgs
Fees: $13.00 Taxes: $2,035.00

20210831-0117186

WARRANTY DEED

Address of New Owner:
Uchechukwu Sampson and Jade Sampson
1824 B 6th Ave North
Nashville, TN 37208

Send Tax Bill to:
Movement Mortgage

8024 Calvin Hall Road
Indian Land, SC 29707

Tax Information:
0081-08-0G 001.00

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, LORINE M. TAYLOR, A SINGLE WOMAN (a/k/a Loraine Taylor), hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to UCHECHUKWU SAMPSON AND JADE SAMPSON, HUSBAND AND WIFE, 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:

Land in Davidson County, being Unit A #1824-A, of Province on 6th, a Planned Unit Development with Private Elements, together with common areas, as established by Declaration of Covenants, Conditions, and Restrictions of record in Instrument No. 20070525-0062516, Register's Office for Davidson County, Tennessee, and being shown on plan attached thereto as Exhibit B, to which plan reference is hereby made for a more complete description thereof.

Being the same property conveyed to David Mainord and wife, Judy Byrne Mainord, by Warranty Deed dated 10/07/2009, from Patricia H. Henderson, an unmarried woman, and Caroline R. Martin, an unmarried woman, of record in Instrument No. 20091013-0094866, Register's Office for said County. David Mainord having conveyed his interest to Judy Bryne Mainord by Quitclaim Deed dated 10/28/2010, of record in Instrument No. 20101118-0092389, said Register's Office. Subject property has been divested out of Judy Bryne Mainord and vested in Loraine Taylor by Default Judgment Quieting Title of record in Instrument No. 20210813-0109278, said Register's Office.

Lorine M. Taylor and Loraine Taylor are one and the same person.

Being also the same property conveyed to Lorine M. Taylor by quit claim deed from Judy Mainord a/k/a Judy Bryne Mainord of record in Instrument No. 20210831-0117183, Register's Office for Davidson County, Tennessee.

Subject to all Easements and Restrictions of record.

THIS IS IMPROVED PROPERTY WITH A MAILING ADDRESS OF 1824 B 6th Ave North, Nashville, TN 37208. NOTE LEGAL DESCRIPTION IS "Unit A #1824-A" BUT MAILING ADDRESS IS "1824 B".

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.

Witness my hand this the 23rd day of August 2021.

LORINE M. TAYLOR BY TONY L. SUGGS
ATTORNEY IN FACT

Lorine M. Taylor a/k/a Loraine Taylor
BY: Tony L. Suggs as Attorney-in-Fact

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

On this 23rd day of August, 2021, before me, the undersigned Notary Public in and for said County and State, personally appeared Tony L. Suggs with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of Lorine M. Taylor a/k/a Loraine Taylor by Specific POWER OF ATTORNEY dated 08/23/2021, and who acknowledged that he executed the same as the free act and deed of Lorine M. Taylor.

Witness my hand and official seal this 23rd day of August 2021.

My commission expires: 9/18/22

Notary Public

CAVAN MCCANN
NOTARY PUBLIC
STATE OF TENNESSEE
WILLIAMSON COUNTY
MY COMMISSION EXPIRES SEPTEMBER 18, 2022