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Return To:
Advantage Title And Escrow, Inc.
1321 Murfreesboro Pike, Suite 823
Nashville TN 37217

Karen Johnson Davidson County
Batch# 709075 DEEDWARR
09/02/2021 10:22:39 AM 2 pgs
Fees: $13.00 Taxes: $575.35

20210902-0118363

WARRANTY DEED

HILARY MOHSENZADEH STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 05-02-2022

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $155,500.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27TH DAY OF AUGUST, 2021.

Notary Public

MY COMMISSION EXPIRES: _____
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Foundation Title & Escrow Franklin , 7112 Crossroads Blvd, Ste. 100, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NO.(S)
Tiffany Turner	JP Morgan Chase Bank	162 09 0A 106.00
(NAME)	(NAME)	
1417 Stone Ridge	300 S. Grand Ave.	
(ADDRESS)	(ADDRESS)	
Hermitage TN 37076	Los Angeles, CA 90071	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, **Joy Medlin Hanson, individually and as Administrator of The Estate of Jack Bryce Medlin, II**, hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto **Tiffany Turner, a married woman**, hereinafter called the Grantee, her heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Unit number 106; Building 17, on the plan of Hickory Valley Condominiums Phase 2, of record in Book 4460, Page 133, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made.

Being the same property conveyed to Jack B. Medlin, II by Warranty Deed from Cari A. Reagan, a single person, of record in Instrument No. 20100203-0008507, in the Register's Office of Davidson County, Tennessee, dated January 26, 2010 and recorded on February 03, 2010.

This conveyance is subject to (a) all restrictions of record; (b) all easements of record; (c) all visible easements; (d) all matters appearing on the plan(s) of record; and (e) all matters referenced in the master deed and by-laws; and (f) all applicable government and zoning regulations.

This is improved property, known as 5510 Country Drive, #106, Nashville, TN 37211

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, her heirs and assigns forever; and I do covenant with the said Grantee that I am 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 do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, her 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 27 day of August, 2021.

Joy Medlin Hanson

Joy Medlin Hanson

The Estate of Jack Bryce Medlin, II

BY: Joy Medlin Hanson

Joy Medlin Hanson, Adminstrator

STATE OF NORTH CAROLINA
COUNTY OF Polk

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

Witness my hand and official seal, this the 27 day of August, 2021.

Notary Public

SARA KUHN
Notary Public - North Carolina
Polk County
My Commission Expires Aug 25, 2025

My Commission Expires: 8.25.25
Acting in Polk County

STATE OF NORTH CAROLINA
COUNTY OF Polk

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Joy Medlin Hanson, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged herself to be the Administrator of The Estate of Jack Bryce Medlin, II, and is authorized to execute the instrument on behalf of The Estate of Jack Bryce Medlin, II, the within named bargainor, and that she as such Administrator, executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal, this the 27 day of August, 2021.

Notary Public

SARA KUHN
Notary Public - North Carolina
Polk County
My Commission Expires Aug 25, 2025

My Commission Expires: 8.25.25
Acting in Polk County