This instrument prepared by:
Tennessee Nations Title Agency, Inc.
402 BNA Drive, Bldg. 100, Suite 205
Nashville, Tennessee 37217
615-360-2703
tn-closing@nationstitle.com

Karen Johnson Davidson County
Batch# 712159 **DEEDWARR**
09/09/2021 10:34:16 AM 2 pgs
Fees: $13.00 Taxes: $1,387.50
20210909-0120682

State of TN }
County of Sum }

The actual consideration or value, whichever is greater for this transfer is: $375,000

Affiant Signature

Subscribed and sworn to before me on this the 7 Day of Sept 2021

Notary Public

My Commission expires _____/_____/_____

RHONDA M. HANNAH
STATE OF TENNESSEE
NOTARY PUBLIC
SUMNER COUNTY
MY COMMISSION EXPIRES 6-19-2023

NAME AND ADDRESS OF PROPERTY OWNER:
Esther Krinsky
115 Laura Avenue
Old Hickory, TN 37138

SEND TAX BILLS TO:
New Owner
MAP AND PARCEL NUMBER: Tax ID #: 06401000701

WARRANTY DEED

21NT02261

Effective the 7 Day of Sept, 2021 and for and in Consideration of the sum of $1.00 cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged,

Gerald Thompson and Cynthia Thompson, husband and wife

Hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto

Esther Krinsky, unmarried

Hereinafter called the GRANTEES, their heirs and assigns, a certain tract or parcel of land in **DAVIDSON COUNTY,** Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 14 on the Plan of Laurel Heights, Section "A" of record in Plat Book 3600, Page 44, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property as conveyed to Gerald Thompson and Cynthia Thompson, husband and wife by Warranty Deed from Lisa Louise Connolley, Trustee of the Faulk Revocable Living Trust dated July 22, 2019 dated 05/05/2021 recorded 05/11/2021 as Document Number 20210511-0063183, Register's Office for Davidson County, Tennessee.

This is an improved property commonly known as: 115 Laura Ave, Old Hickory, TN 37138-2315

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. We do covenant with 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, expect for those matters appearing of record and real property taxes. We do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the GRANTEES, their heirs and assigns, against all 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 our hands this the 7th day of Sept, 2021

Gerald Thompson

State of TN
County of Davidson

Personally appeared before me, the undersigned authority, a Notary Public for said county and State, **Gerald Thompson**, the within named bargainer, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Notary Public

My commission expires: 1/16/2024

CAROL B CHRISTIAN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
My Comm. Expires 1/16/2024

Cynthia Thompson

State of TN
County of Davidson

Personally appeared before me, the undersigned authority, a Notary Public for said county and State, **Cynthia Thompson**, the within named bargainer, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Notary Public

My commission expires: 1/12/2024

CAROL B CHRISTIAN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
My Comm. Expires 1/16/2024