NEW OWNER:

KISHORE KUMAR BIRAMGUDAM
3911 DODSON CHAPEL ROAD, UNIT 9
HERMITAGE, TN 37076

SEND TAX BILLS TO:

LOANDEPOT.COM, LLC
26642 TOWNE CENTRE DRIVE
FOOTHILL RANCH, CA 92610

Map & Parcel 086140C00900

THIS INSTRUMENT PREPARED BY:

Rochelle, McCulloch & Aulds, P.L.L.C.
Attorneys at Law
109 North Castle Heights Ave
Lebanon, TN 37087

FILE NO: 21-1466

Space for Recorder's stamp

Karen Johnson Davidson County
Batch# 721119 **DEEDWARR**
09/22/2021 08:33:50 AM 3 pgs
Fees: $18.00 Taxes: $821.40

20210922-0127011

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **Two Hundred Twenty-Two Thousand and 00/100 Dollars ($222,000.00)** cash in hand paid, the receipt of which is hereby acknowledged, **CURTIS F. METZ, III, unmarried,** ("Grantor") has this day bargained and sold and by these presents do hereby transfer and convey unto **KISHORE KUMAR BIRAMGUDAM and HIMMAT KAUR VICTORIA, husband and wife,** ("Grantee"), their heirs and assigns, forever, the following tract or parcel of land, situated and lying in **DAVIDSON** County, Tennessee, bound and described as follows, to-wit:

Land located in DAVIDSON County, Tennessee, and being known and designated as all of Unit No. 9 in a Horizontal Property Regime as show on the condominium site plan of Villas at Woodhaven as shown as Exhibit A-2 of the Master Deed called Woodhaven Condominiums, which is one and the same, as of record in Instrument No. 20011005-0108857, Register's Office for Davidson County, Tennessee, to which Master Deed specific reference is hereby made for a more particular description of said property.

Together with an undivided interest in the common elements and limited common elements appurtenant thereto.

Being the same property conveyed to CURTIS F. METZ, III, by Warranty Deed from Richard A. Nelson, a married person, dated September 12, 2003, and of record in Instrument No. 20030918-0137888, Register's Office for DAVIDSON County, Tennessee.

This description is the same as in the prior deed.

This is not the principal residence of the Grantor.

THIS IS IMPROVED PROPERTY more commonly known as **3911 DODSON CHAPEL ROAD, UNIT 9, HERMITAGE, TN 37076**.

TO HAVE AND TO HOLD said property, together with any and all appurtenances and improvements thereunto, belonging to the said Grantee, their heirs and assigns, in fee simple, forever.

GRANTOR covenants with said Grantee that Grantor is lawfully seized and possessed of said property; that Grantor has a good and lawful right to make this conveyance; that the same is free, clear and unencumbered, except as noted herein; and Grantor will forever warrant and defend the title thereto against the lawful claims of all persons whomsoever.

THIS CONVEYANCE is made subject to all visible easements, rights-of-way and matters shown on the plat of record in Instrument No. 20011005-0108857, and any and all restrictions, existing roadways, easements and rights-of-way of record.

POSSESSION shall be given date of deed.

PROPERTY TAXES for the current year shall be prorated as of date of deed.

WITNESS OUR SIGNATURE hereto this 17th day of September, 2021.

CURTIS F. METZ, III

STATE OF TENNESSEE

COUNTY OF WILSON

Personally appeared before me, the undersigned, a notary public in and for the state and county aforesaid, **CURTIS F. METZ, III**, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office this 17th day of September, 2021.

NOTARY PUBLIC

My commission expires: 

****

The actual consideration or value, whichever is greater, for this transfer is **$222,000.00.**

AFFIANT

Sworn to and subscribed to before me this 17th day of September, 2021.

NOTARY PUBLIC

My commission expires: _____

MATTHEW H. RYAN
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY
MY COMM. EXP. 6-18-2022