Karen Johnson Davidson County
Batch# 733506 DEEDWARR
10/11/2021 10:19:30 AM 3 pgs
Fees: $18.00 Taxes: $2,682.50
20211011-0136180

WARRANTY DEED

NANCY L. SCHNEIDER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

State of Tennessee
County of Davidson

The actual consideration or value, whichever is greater, for this transfer is **$725,000.00**

Affiant

Subscribed and sworn to before me, this the 4th day of October, 2021.

Notary Public

My commission expires: 3/25/23
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Attorneys Title Company, Inc.
2927 Berry Hill Drive, Nashville, TN 37204-3126

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
Ryan Rappeport **Rebecca Van Dijk**	New Owner	**Map 129-15-0 Parcel 107.00**
847 Highland Crest Dr.		
Nashville, TN 37205		

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

John R. Voigt, Jr. and Virginia-Anne Fowler Voigt

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Ryan James Rappeport and Rebecca Mary Ann Vandijk, husband and wife

HEREINAFTER CALLED THE GRANTEES, THEIR 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 Lot No. 61 on the Plan of Section 2, West Meade Highlands, of record in Plat Book 3700, Pages 124 & 125, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to John R. Voigt, Jr. and Virginia-Anne Fowler Voigt, husband and wife, as joint tenants, by Warranty Deed dated March 16, 2013, from Mark S. Wathen and wife, Cheryl L. Wathen, of record in Instrument No. 20130320-0027442, Register's Office for Davidson County, Tennessee.

Conveyance of the above described property is subject to the following: 1) The Plan of record in Plat Book 3700, Page 124 & 125, said Register's Office, shows an Owner's Certificate, and is subject to all matters as set forth therein. 2) Restrictive Covenants contained in instrument of record in Book 4132, Page 146, said Register's Office for Davidson County, Tennessee. 3) Taxes for the current year prorated and assumed by the Grantee.

This is improved (__X__) Unimproved (____) property, known as **847 Highland Crest Dr., Nashville, TN 37205**

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 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, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their 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/our hand(s) this **4th** day of **October, 2021.**

John R. Voigt, Jr.

Virginia-Anne Fowler Voigt

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, a Notary Public of said County and State, **John R. Voigt, Jr. and Virginia-Anne Fowler Voigt,** the within named sellers, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this **4th** day of **October, 2021.**

Notary Public

My Commission Expires: 9/8/25



CERTIFICATE OF AUTHENTICITY

I, Kimberly D. Hicks, do hereby make oath that I am a licensed attorney and/or custodian of the original version of the electronic document tendered for registration herewith, and that this electronic document is a true and exact copy of the original document executed an authenticated according to law on 10/4/2021

Kimberly D Hicks
Affiant
Date: 10/7/2021

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Sworn to and subscribed before me this 7 day of October, 2021

Notary Public

My Commission Expires: 3/25/23

NANCY L. SCHNEIDER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON