Karen Johnson Davidson County
Batch# 739762 DEEDWARR
10/20/2021 09:24:30 AM 3 pgs
Fees: $18.00 Taxes: $1,239.50
20211020-0140565

Name and Address of New Owner:
Mikhel Lindsley
8728 Sawyer Brown Road
Nashville, TN 37221

Send Tax Bills To:
Atlantic Bay Mortgage Group, LLC
600 Lynnhaven Parkway, Suite 208
Virginia Beach, VA 23452

This Instrument Prepared By:
Bell Law Settlement Services, LLC
112 30th Avenue North
Nashville, TN 37203

Map & Parcel No: 142 13 0C 081.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and legal sufficiency of which are hereby irrevocably acknowledged, **Harold L. Burnsed and Patsy H. Burnsed, husband and wife**, "the Grantor," has this day bargained and sold and by these presents does hereby sell, give, transfer and convey unto **Mikhel Lindsley, unmarried,** "the Grantee," the following described real estate in Davidson County, Tennessee:

Unit No. 8728, together with the carport designated No. 8728-C, in River Plantation, Section Eleven, Phase 1A, a Condominium, a Horizontal Property Regime, located on Sawyer Brown Road, Bellevue, Davidson County, Tennessee, as shown on the plat of River Plantation, Section Eleven, Phase 1A, Condominium Apartment, recorded in Book 9700, Page 694, Register's Office for Davidson County, Tennessee, and described in a Master Deed recorded in Book 10628, Page 661, and annexation document of record in Book 11029, Page 592, Register's Office for Davidson County, Tennessee, and Plat Book 9700, Page 482, to which reference is hereby made. The easements, restrictive covenants, conditions and regulations imposed upon and relating to the apartments, property, co-owners and tenants of River Plantation, Section Eleven, Phase 1A, Condominium Apartments, contained in the Master Deed and By-Laws appended thereto, recorded in Book 10628, Page 661, and Plat in Book 9700, Page 482, et. seq., Register's Office for Davidson County, Tennessee, as applied to Section Eleven, Phase 1A, by annexation document of record in Book 11029, Page 592, and Plat Book 9700, Page 694; said Register's Office, are incorporated in this deed by reference and made a part hereof the same as though copied herein.

Being the same property conveyed to Harold L. Burnsed and wife, Patsy H. Burnsed, by Warranty Deed from Barbara Jean Pruitt, an unmarried woman, of record in Instrument No. 20160930-0103560, in the Register's Office of Davidson County, Tennessee, dated September 29, 2016 and recorded on September 30, 2016.

This is improved property known as 8728 Sawyer Brown Road, Nashville, Tennessee 37221

TO HAVE AND TO HOLD said real estate unto the Grantee, and the Grantee's successors, heirs and assigns, forever in fee simple.

Grantor covenants that it is lawfully seized and possessed of said real estate, has good right and lawful authority to convey the same, that the title thereto is clear, free and unencumbered (except as hereinbefore specifically set out), and will forever warrant and defend said title against any and all lawful claims of all persons.

IN WITNESS WHEREOF, Grantor has caused this Warranty Deed to be executed on the 15th day of October, 2021.

Harold L. Burnsed (SEAL)
Harold L. Burnsed

Patsy H. Burnsed (SEAL)
Patsy H. Burnsed

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 15th day of October, 2021, before me personally appeared Harold L. Burnsed and Patsy H. Burnsed, to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that such person (or persons) executed the same as such person's (or persons') free act and deed.

Witness my hand this 15th day of October, 2021.

ZACHARY HAYS LILLEY
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

Notary Signature
My commission expires: 9-23-24

AFFIDAVIT OF VALUE

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The undersigned hereby offers this instrument for recording within the meaning of the statutes of the State of Tennessee under Tenn. Code Ann. Section 67-4-409, and hereby swears and affirms that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $335,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

(Affiant)

Sworn to and subscribed before me this
15th day of October, 2021.

Notary Public
My commission expires:
File No. 2021-2619

KARLA LILLEY
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
MY COMMISSION EXPIRES 7-26-2023

10/7/2023

Tennessee Certification of Electronic Document

I, Karla Lilley, do hereby make oath that I am a licensed attorney and/or the 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 and authenticated according to law on 10/15/2021 (date of document).

Affiant Signature

October 15, 2021
Date

State of Tennessee

County of Williamson

Sworn to and subscribed before me this 15th day of October, 2021.

Notary's Signature

MY COMMISSION EXPIRES: 6/26/2024

NOTARY'S SEAL

DANA R PARK
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 06-26-2024