Karen Johnson Davidson County
Batch# 741631 DEEDWARR
10/22/2021 11:39:30 AM 3 pgs
Fees: $18.00 Taxes: $397.75
20211022-0142179

Prepared By & Return To:
Tennessee Title Services, LLC
547 N Mt Juliet Rd
100
Mt. Juliet, TN 37122
MJ-21-7401

STATE OF TENNESSEE
COUNTY OF ~~Wilson~~ Williamson
jcp

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $107,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME
THIS 8th day of October, 2021

Notary Public

Commission Expires: 3/15/25

HANNAH LEWIS NOTARY PUBLIC TENNESSEE COUNTY OF WILLIAMSON My Comm Exp. 3/15/2025

Address of New Owner	Send Tax Bills To:	Map & Parcel
NashRent, LLC 1811 Ivy Crest Dr Brentwood, TN ~~3027~~ 37027 jcp	NEW OWNER	086-11-0B-011.00-CO

WARRANTY DEED

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

Keith M. Wright, a single man

HEREINAFTER REFERRED TO AS THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

NashRent, LLC, a Tennessee Limited Liability Company

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:

A certain tract or parcel of land located in Davidson County, State of Tennessee, described as follows to wit:

Being Unit No. 3, Building No. 9 as shown by plan of Raintree Village (A Condominium) created under Chapter 27, Title 64 of the Tennessee Cote Annotated, as established by a Master Deed of record in Book 4753, Page 140 in the Register's Office for Davidson County, Tennessee, as amended and modified by Deed of Amendment of record in Book 4980, Page 378, Register's Office for said County and any other amendments thereto, and as shown on the Revised Plat of Hermitage Woods Condominium Apartments Phase II and

II-A of record in Book 4860, Pages 62-64, said Register's Office to which plat reference is here made for a complete and accurate description thereof and an undivided interest in and, to limited and common elements appurtenant thereto. Garage No. 9-3 is a limited common element for the exclusive use of the occupant of said Unit.

Being the same property conveyed to Keith M. Wright, a married man by Quitclaim deed from Denise M. Wright, a married woman of record in Instrument No. 20191230-0134232 Register's Office for Davidson County, Tennessee, dated December 19, 2019 and recorded on December 30, 2019.

THIS CONVEYANCE IS MADE SUBJECT TO: (1) all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record; (2) any and all applicable governmental and/or zoning regulations; (3) taxes which have been pro-rated as of the date of closing and assumed by the Grantee herein.

The foregoing legal description is the same as contained in the resource of title shown above.

This is **improved** property known as: 413 Raintree Place, Hermitage, TN 37076

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; and we so covenant with 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.

Dated this the 8th day of October, 2021.

Keith M. Wright

STATE OF TENNESSEE COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Keith M. Wright** 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 Brentwood, Tennessee this 8th day of October, 2021.

KAYLIE PAYNE
TENNESSEE NOTARY PUBLIC
My Comm Exp. September 8, 2025
COUNTY OF DAVIDSON

Kaylie Payne

Notary Public
My Commission Expires:

Certificate of Authenticity

I, **Joshua A. Terry**, 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 10-8-21.

Affiant Signature

10-20-21
Date

State of Tennessee

County of Williamson

Sworn to and subscribed before on 10-20-21.

Notary's Signature

My Commission Expires:

REBECCA SHUKIS
TENNESSEE
NOTARY
PUBLIC
My Comm Exp.
12/15/2021
COUNTY OF WILLIAMSON