Karen Johnson Davidson County
Batch# 742313 DEEDWARR
10/25/2021 10:49:30 AM 3 pgs
Fees: $18.00 Taxes: $1,961.00
20211025-0142902

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $530,000.00

Affiant

Subscribed and sworn to before me, this 20th day of October, 2021.

Notary Public

My commission expires:
11-8-21

GREG FAIRBETTER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires NOV. 8, 2021

THIS INSTRUMENT WAS PREPARED BY
SIGNATURE TITLE SERVICES, LLC
636 Grassmere Park
Nashville TN 37211

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
Jennifer Kriedberg	New Owner	**093130C08200CO**
16643 Cortona Lane		
Naples, FL 34110		

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 ACKNOWLEDGE, WE,

Linda Ragsdale, unmarried

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

Jennifer Kriedberg, married

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 Unit No. 533 as set forth in the Master Deed Establishing ICON in the Gulch Master Condominium, a condominium form ownership and use in the manner provided under the provision of Tennessee Code Annotated, Title 66, Chapter 27, Section 101, et seq., of record in Instrument No. 20080423-0041665 in the Register's Office for Davidson county, Tennessee; and further by the Master Deed Establishing ICON in the Gulch Mid-Rise Condominium of record as Instrument No. 20080423-0041666 in said Register's Office; said unit also being shown as part of Exhibit "D" to said Master Deeds.

Being the same property conveyed to Ben Ragsdale and wife, Linda Ragsdale, by Warranty Deed from ICON In the Gulch, LLC, dated July 17, 2008, of record in Instrument No. 20080718-0074018, Register's Office for Davidson County, Tennessee. The said Ben Ragsdale having since died on May 31, 2019, title to property now vests entirely in Linda Ragsdale as surviving spouse by virtue of tenancy by the entirety.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

Subject to any and all encumbrances, restrictions, easements, plats, covenants, rights, and conditions that may appear of record in the Register's Office of Davidson County, Tennessee.

This is improved (X) unimproved (_____) property known as 600 12th Ave S. #533, Nashville, TN 37203.

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 do 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 in 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.

Linda Ragsdale Date: 10.19.21
Linda Ragsdale

STATE OF TN

COUNTY OF SUMNER

Personally appeared before me, a Notary Public of said County and State, Linda Ragsdale, the within named Grantor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 19th day of October, 2021.

D Paulsson
NOTARY PUBLIC

My Commission Expires: 10-21-2024

DEBRA PAULSSON
TENNESSEE NOTARY PUBLIC
COUNTY OF SUMNER

Tennessee Certification of Electronic Document

I, Connie Taylor, 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 10/19/21 (date of document).

Connie Taylor
Affiant Signature

10/21/21
Date

State of Tennessee

County of Davidson

Sworn to and subscribed before me this 21st day of October, 2021.

Notary's Signature

MY COMMISSION EXPIRES: 11.8.21

NOTARY'S SEAL

