Karen Johnson Davidson County
Batch# 751308 DEEDWARR
11/08/2021 02:07:30 PM 3 pgs
Fees: $18.00 Taxes: $1,047.10
20211108-0149011

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $283,000.00.

Affiant

Subscribed and sworn to before me, this 8th day of October, 2021

Laura Elizabeth Mathis
Notary Public

My commission expires:
3-13-22

LAURA ELIZABETH MATHIS NOTARY PUBLIC STATE of TENNESSEE WILLIAMSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Signature Title Services, LLC
7065 Moores Lane, Suite 100
Brentwood, TN 37027

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
Balpreet Bedi **Ranjut Kaur**	New Owner	**164060A00100CO**
4316 Summercrest Blvd 110		
Antioch, TN 37013		

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,

Craig Holloway, unmarried

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

Balpreet Bedi and Ranjut Kaur, 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, a certain condominium located in Davidson County, Tennessee, being Unit No. 1 of Autumn Glen, Section 1, a Condominium Regime, also identified as "Manor Home Area A" and "Manor Home Area A (Building 1)", a Condominium Development established pursuant tot he provision of the Tennessee Horizontal Property Act as the same is set out in Section 66-27-101, et seq of the Tennessee Code Annotated, under the Master Deed establishing Autumn Glen, Section 1, a Condominium Regime, also identified as "Manor Home Area A" and "Manor Home Area A (Building 1)", of record in Instrument No. 20030929-0143614, as amended in 20101229-0103591 and 20170510-0046473, in the Register's Office for Davidson County, Tennessee, and subject to the provisions and requirements thereof, and the By-Laws for the administration thereof, and all easements, rights, and interest in favor of other unit owners, and all sewer, water, electrical, telephone, and other utility easements now or hereafter established over, through, or upon the land embracing the regime and buildings thereof; said Unit being depicted on Plat of record in Instrument No. 20020926-0117438; together with a percentage interest in the common elements and voting percentage as set forth in said Master Deed.

Being the same property conveyed to Craig Holloway, an unmarried man, by Warranty Dee from Regent Homes, LLC, dated October 12, 2018, of record in Instrument No. 20181015-0102130, Register's Office for Davidson County, Tennessee.

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 4316 Summercrest Blvd 110, Antioch, TN 37013.

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.

_____ Date: 10/8/21
Craig Holloway

STATE OF Tennessee

COUNTY OF Davidson

Personally appeared before me, a Notary Public of said County and State, Craig Holloway, 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 8th day of October 2021.



_____
NOTARY PUBLIC

My Commission Expires: 7/7/25

Certificate of Authenticity

I, **Doné Oglesby**, 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 **October 8, 2021**.

Date

Affiant Signature

11/03/2021

Date

State of **Tennessee**

County of **Davidson**

Sworn to and subscribed before me this **3rd** day of **November**, 20**21**.

Notary's Signature

My Commission Expires: 7/22/2022

Date

Notary's Seal (if on paper)

CHRISTIE PERRY
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY