Karen Johnson Davidson County
Batch# 782364 DEEDWARR
12/30/2021 02:06:30 PM 3 pgs
Fees: $18.00 Taxes: $2,319.90
20211230-0171987

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $627,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS 23 DAY OF December 2021.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Hardeman, Montgomery & Potter, 4301 Hillsboro Pike, Suite 300, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Shih-Ming Luke	**New Owner**	
(NAME)	(NAME)	
350 Harrison Street	**6350 Christie Avenue #425**	082-13-0E-118.00-CO
(ADDRESS)	(ADDRESS)	
Nashville, TN 37219	**Emeryville, CA 94608**	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, WE, **KYLE WRIGHT, A MARRIED MAN**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **SHIH-MING LUKE, A MARRIED MAN**, 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. 118 with all rights and appurtenances thereto belonging as set out in the Master Deed of District Lofts, a Condominium Development recorded as Instrument No. 20080104-0001256, and Surveyors Certificate of Correction in Instrument No. 20080111-0003637, Amended in Instrument No. 20080609-0059308 Register's Office for Davidson County, to which reference is made for a more complete description.

Being the same property conveyed to Kyle Wright, a single man by Warranty deed from Ron Turnier and Mollie Turnier, husband and wife and Monty Crawford and Angela Crawford, husband and wife of record in Instrument No. 20170829-0088848 Register's Office for Davidson County, Tennessee, dated August 25, 2017 and recorded on August 29, 2017.

Shelby Balentine joins in executing this deed, conveying any martial interest she may have in said property.

Being also known as 350 Harrison Street 118 Nashville, Tennessee 37219.

This conveyance is subject to all easements, restrictive covenants and conditions, and all other matters of record, including all items set out on any applicable plat of record.

unimproved _
This is improved x property, known as 350 Harrison Street, Nashville, TN 37219
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 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 hand this 22nd day of December, 2021

KYLE WRIGHT

SHELBY BALENTINE

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Kyle Wright and Shelby Balentine, the bargainors, 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 this 22nd day of December, 2021.

Commission expires:

Notary Public

TENNESSEE CERTIFICATION OF ELECTRONIC DOCUMENTS

I, Seth Cline, 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 12/23/2021 (date of document).

Affiant Signature

12/23/2021

Date

State of Tennessee County of Davidson Sworn to and subscribed before me this 23 day of December, 2021.

Notary Public

Notary's Seal:

MADELYN N REYNOLDS
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 11/06/2024
DAVIDSON COUNTY

MY COMMISSION EXPIRES: 11/06/2024