Karen Johnson Davidson County
Batch# 788032 DEEDWARR
01/12/2022 09:43:30 AM 4 pgs
Fees: $23.00 Taxes: $832.50
20220112-0004040

This Instrument is signed in part and counter-part.

WARRANTY DEED	STATE OF ~~TENNESSEE~~ KENTUCKY COUNTY OF ~~DICKSON~~ KENTON THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $225,000.00. Affiant SUBSCRIBED AND SWORN TO BEFORE ME, THIS ~~29th~~ 31st DAY OF DECEMBER, 2021. Notary Public MY COMMISSION EXPIRES: 2/19/2023 (AFFIX SEAL)

ALLISON THORNTON
Notary Public, State at Large, Kentuc
My Commission Expires 2/19/
ID 595520

THIS INSTRUMENT WAS PREPARED BY
Title Group of Tennessee, LLC Series Bravo, 104 Masonic Street, Ste 10, Dickson, TN 37055,
File number: 2021-12-7148B

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILL TO:	MAP/PARCEL NUMBERS:
Alex Dasko, unmarried	Alex Dasko, unmarried	142GA-167.00
(NAME)	(NAME)	
810 Bellevue Rd, Unit 167	810 Bellevue Rd, Unit 167	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37221	Nashville, TN 37221	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE, AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, **STEPHANIE PAUCAR AND ALLISON LIGON, CO-ADMINISTRATORS OF THE ESTATE OF KAREN ANDERSON, DICKSON COUNTY CHANCERY COURT, PROBATE SECTION DOCKET #22CH1-2021-PR-181 AND INDIVIDUALLY AS HEIRS AT LAW**, HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **ALIAKSANDR DASKO, UNMARRIED,** HEREINAFTER CALLED THE GRANTEE, HIS 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. 167, Building 18, and Garage Nos. 167G and the southerly half of 170G (said garages having previously been referred to by their on site designation rather than by the plat designation as shown here) on the Plan of Peppertree Creekside Meadows Condominiums, a Horizontal Property Regime established by Master Deed of record in Book 4834, Page 257, as amended in Book 4984, Page 174; Book 5945, Page 800; Book 5086, Page 80, and Book 5259, Page 5, the plat of which is of record in Plat Book 4675, Page 128 through 130, inclusive, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

BEING the same property conveyed to Karen Anderson, unmarried from Belal Sidiqyar, married by Warranty Deed dated May 15, 2017 and of record on June 08, 2017, in Instrument No. 20170608-0057698, in the Register's Office for Davidson County, Tennessee.

Subject to applicable restrictions, building setback lines and all existing easements that appear of record in the Register's Office for Davidson County.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE, his heirs and assigns forever; and we do covenant with the said GRANTEE 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 GRANTEE, his 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 our hands this 30th day of December, 2021.

The Estate of Karen Anderson

BY: Stephanie Paucar
Stephanie Paucar
Co-Administrator

BY: Stephanie Paucar
Stephanie Paucar
Heir at Law

STATE OF NEW JERSEY
COUNTY OF BERGEN

Personally appeared before me, the undersigned authority, a Notary Public in and for the State and County aforesaid, Stephanie Paucar, as Co-Administrator and Heir at Law under the Estate of Karen Anderson, the within named bargainors, with whom I am personally acquainted and who acknowledged that they executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal this 30th day of DECEMBER, 2021

Commission Expires: 03/07/2022

K. V. Sreenivasa Notary Public

VENKATA S. KUNISETTY
NOTARY PUBLIC OF NEW JERSEY
Commission # 50055633
My Commission Expires 03/07/2022

Witness our hands this 30th day of December, 2021.

The Estate of Karen Anderson

BY: Allison Ligon
Allison Ligon
Co-Administrator

BY: Allison Ligon
Allison Ligon
Heir at Law

STATE OF KENTUCKY
COUNTY OF KENTON

Personally appeared before me, the undersigned authority, a Notary Public in and for the State and County aforesaid, **Allison Ligon, as Co-Administrator and Heir at Law under the Estate of Karen Anderson** the within named bargainors, with whom I am personally acquainted and who acknowledged that they executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal this 31st day of DECEMBER, 2021.

Commission Expires: 2/19/2022

Notary Public

ALLISON THORNTON
Notary Public, State at Large, Kentucky
My Commission Expires 2/19/22
ID 595520

Tennessee Certification of Electronic Document

I, Karla Lilley, do hereby make oath that I am a licensed Attorney, and/or the Authorized 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 to law on 12/30/2021 (date of document).

Affiant Signature

1/4/2022

Date

State of TN

County of Williamson

Sworn to and subscribed before me this 4th day of January, 2022

Notary Public

COMMISSION EXPIRES: 6-21-25

(NOTARY SEAL)