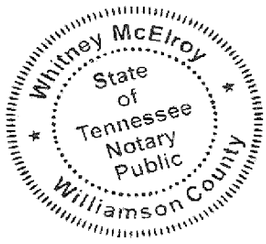
Karen Johnson Davidson County
Batch# 793919 DEEDWARR
01/21/2022 02:21:30 PM 3 pgs
Fees: $18.00 Taxes: $1,487.40
20220121-0008205

20211877R 	STATE OF TENNESSEE COUNTY OF WILLIAMSON The actual consideration or value, whichever is greater, for this transfer is $402,000.00. Affiant Subscribed and sworn to before me, this the 11th day of January, 2022. Notary Public My commission expires: 01-02-25

THIS INSTRUMENT WAS PREPARED BY
Windmill Title, LLC
7103 Bakers Bridge Ave., Ste 103
Brentwood, TN 37027
Phone: (615) 613-0483

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Information for Reference Purposes:
Ralf Bennartz	SAME AS NEW	**128-12-0A-154-00-CO**
320 Old Hickory Boulevard, Unit 2803	OWNER	
Nashville, TN 37221		

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

Paul Isaac Reeves Summers and Isaura Summers, husband and wife

HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Ralf Bennartz, unmarried man

HEREINAFTER CALLED THE GRANTEE(S), HIS/HER/THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being Unit No. 2803, Building No.1, on the Plan of Section 1, Phase 1C, Eagle Ridge at the Reserve Condominiums, a Horizontal Property Regime, created under Title 66, Section 27-101, et seq., as amended in Tennessee Code Annotated, and as established by a Master Deed and By-Laws, of record in Instrument No. 20011011-0110875, as supplemented and amended in instrument No. 20040716-0084972, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the common Elements appurtenant to said unit as set forth in said Master Deed. Reference is hereby made to the plat of Eagle Ridge at the Reserve Condominiums as shown on Exhibit "A" to the Master Deed, of record as aforementioned, said Register's Office for a more complete identification and description of such unit.

Being the same property conveyed to Paul Summers and wife, D. Kim Summers by Warranty deed from Robert A. Hardin and wife, Laurie Hardin of record in Instrument No. 20120831-0078847 Register's Office for Davidson County, Tennessee, dated August 29, 2012 and recorded on August 31, 2012.

Being the same property conveyed to Paul Isaac Reeves Summers and Isaura Summers, husband and wife by Quitclaim deed from Paul Garvan Summers and Dianna Kim Summers, husband and wife of record in Instrument No. 20200625-0068474 Register's Office for Davidson County, Tennessee, dated June 12, 2020 and recorded on June 25, 2020.

This conveyance is subject to all recorded declarations, covenants, conditions, restrictions, planning documents and easements of public record in said Register's Office, all applicable governmental and zoning regulations, and a lien for taxes for the current year, which have been prorated and assumed by Grantee.

This is improved (__x__) unimproved (_____) property known as 320 Old Hickory Boulevard, Unit 2803, Nashville, TN 37221.

[signatures appear on the following page]

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(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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(S), 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/OUR HANDS EFFECTIVE AS OF 11th day of January, 2022:

Paul Isaac Reeves Summers

Isaura Summers

STATE OF TENNESSEE)
)
COUNTY OF WILLIAMSON)

INDIVIDUAL ACKNOWLEDGEMENT

Personally appeared before me, a Notary Public of said County and State, Paul Isaac Reeves Summers and Isaura Summers, 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 the 11th day of January, 2022.

My Commission Expires: 5/18/24

Notary Public

RYAN A. RAFOTH
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

Tennessee Certification of Electronic Document

I, Andrew Sisson, 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 January 11, 2022 (date of document).

Affiant Signature

January 13, 2022
Date

State of TENNESSEE

County of WILLIAMSON

Sworn to and subscribed before me this 13 day of January, 2021.

Notary's Signature

MY COMMISSION EXPIRES: 04-02-25

NOTARY'S SEAL

