Box 14
35448-4

Karen Johnson Davidson County
Batch# 796209 DEEDWARR
01/27/2022 11:06:43 AM 2 pgs
Fees: $13.00 Taxes: $2,516.00
20220127-0009836

WARRANTY DEED

SHERRI D. HOLLARS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS $680,000.00

Kathy Goodson
AFFIANT

SUBSCRIBED AND SWORN TO ME ON 01/26/2022.

NOTARY PUBLIC

MY COMMISSION EXPIRES 8/6/2023

THIS INSTRUMENT PREPARED BY
CLOSED Nashville LLC, 278 Franklin Road
160
Brentwood, TN 37027
file # 2021-4898

ADDRESS OF NEW OWNER	SEND TAX BILLS TO If left blank please use the address of the new owner	MAP-PARCEL
Stephen R. Anderson and Jeanne B. Anderson	**JPMorgan Chase Bank NA**	083-03-0R-005.00-CO
1421 Porter Road, #5	**P.O. Box 78420**	
Nashville, TN 37206	**Phoenix, AZ 85062-8420**	

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,

Paige Jellison, unmarried and Deana Cook, unmarried, as joint tenants with the right of survivorship

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

Stephen R. Anderson and Jeanne B. Anderson, Co-Trustees of the Anderson Family Revocable Living Trust U/A/D June 27, 2016

HEREINAFTER CALLED THE GRANTEE(S), 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. 5 on the Plan of Porter Road Place, a Horizontal Property Regime with Private Elements, created under Title 66, Section 27-101, et seq., as amended, Tennessee Code Annotated, as established by Declaration of Covenants, Conditions and Restrictions of Porter Road Place, a Horizontal Property Regime with Private Elements, of record in Instrument No. 20150429-0038457, Register's Office for Davidson County, Tennessee, including without limitation the By-Laws appended thereto as Exhibit "D". Reference is hereby made to the Plan of Porter Road Place, shown on Exhibit "B" to the Declaration of Covenants of record in Instrument No. 20150429-0038457, Register's Office for Davidson County, Tennessee, for a more complete identification and description of said unit.

Being the same property conveyed to Paige Jellison, unmarried, and Deana Cook, unmarried, as joint tenants with the right of survivorship by Warranty deed from RWA/Porter Road Associates LLC, a Tennessee Limited Liability Company of record in Instrument No. 20180705-0064791 Register's Office for Davidson County, Tennessee, dated June 29, 2018 and recorded on July 05, 2018.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

TAXES FOR THE YEAR 2022 AND SUBSEQUENT YEARS.

ANY AND ALL EXISTING EASEMENTS, RESTRICTIONS AND MATTERS SHOWN OF RECORD IN THE REGISTER'S OFFICE FOR Davidson, TENNESSEE.

This is property known as 1421 Porter Road, #5 Nashville, TN 37206

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 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.

Witness my hand on January 26, 2022.

Paige Jellison

Deana Cook

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public of said County and State, Paige Jellison and Deana Cook, the within named grantor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged executing the within instrument for the purposes therein contained.

Witness my hand and official seal, this January 26, 2022.

Notary Public

My Commission Expires: 9/20/25

J. CARLTON DRUMWRIGHT
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

File #: 2021-4898

RECORD & RETURN TO:

CLOSED NASHVILLE, LLC

270 Franklin Road, Suite 160

Brentwood, TN 37027