WARRANTY DEED

Karen Johnson Davidson County
Batch# 838881 DEEDWARR
04/13/2022 09:29:30 AM 3 pgs
Fees: $18.00 Taxes: $1,665.00
20220413-0042651

STATE OF TN
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $450,000.00.

Rachel Mina
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1ST DAY OF APRIL, 2022.

Notary Public

MY COMMISSION EXPIRES: 11-5-2024
(AFFIX SEAL)

LORI PATTERSON
TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

THIS INSTRUMENT WAS PREPARED BY
Laura Perry,
Homeland Title, LLC,
1896 General George Patton Drive, Suite 200, Franklin, TN 37067

File No.: ST22-010136

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NO.(S)
Loren Jackson and Cutter Cannon	Movement Mortgage, LLC	
(NAME)	(NAME)	
2611 Airpark Drive #A	8024 Calvin Hall Road	084-01-0N-001-00
(ADDRESS)	(ADDRESS)	
Nashville, TN 37206	Indian Land, SC 29707	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF FOUR HUNDRED FIFTY THOUSAND AND NO/100 DOLLARS ($450,000.00), CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, BRANDON RUMBLEY, TRUSTEE OF THE URBAN DWELL HOMES 401K PSP FBO BRANDON RUMBLEY, ONE-THIRD (1/3) UNDIVIDED INTEREST AND JASON DODGE, TRUSTEE OF THE URBAN DWELL HOMES 401K PSP FBO JASON DODGE, ONE-THIRD (1/3) UNDIVIDED INTEREST AND BRANDON MCDONALD, TRUSTEE OF THE URBAN DWELL HOMES 401K PSP FBO BRANDON MCDONALD, ONE-THIRD (1/3) UNDIVIDED INTEREST, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO LOREN JACKSON, AN UNMARRIED PERSON, AND CUTTER CANNON, MARRIED, AS TENANTS IN COMMON, 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 A, 2611 Airpark Drive Homes, a Horizontal Property Regime with Private Elements, as established under Declaration of Covenants, Conditions, and Restrictions of record in Instrument Number 20201201-0139189, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more particular description of said units.

Being part of the same property conveyed to Brady Development Group, LLC, a Texas limited liability company by Deed of Conveyance from William C. Mason, unmarried, dated 06/12/2019 and recorded 07/18/2019, of record in Instrument No. 20190718-0070392, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Brandon Rumbley, Trustee of the Urban Dwell Homes 401K PSP FBO Brandon Rumbley, one-third (1/3) undivided interest, Jason Dodge, Trustee of the Urban Dwell Homes 401K PSP FBO Jason Dodge, one-third (1/3) undivided interest, and Brandon McDonald, Trustee of the Urban Dwell Homes 401K PSP FBO Brandon McDonald, one-third (1/3) undivided interest by Warranty Deed from Brady Development Group, LLC, a Texas Limited Liability Company, dated 11/18/2020 and recorded 12/01/2020, of record in Instrument No. 20201201-0139190, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO: (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (4) building restrictions, (5) other matters of public record, (6) Current years property taxes, that have been prorated between Grantor and Grantee, and subsequent years taxes, a lien not yet ascertainable, due or payable.

unimproved ☐

2611 Airpark Drive #A Nashville, TN 37206
(House No.) (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/our hand(s) this the 1st day of April, 2022

Brandon Rumbley, Trustee of the Urban Dwell Homes 401K PSP FBO Brandon Rumbley, one-third (1/3) undivided interest, Jason Dodge, Trustee of the Urban Dwell Homes 401K PSP FBO Jason Dodge, one-third (1/3 undivided interest and Brandon McDonald, Trustee of

BY:_____
Brandon Rumbley, Trustee

Jason Dodge, Trustee of the Urban Dwell Homes 401K PSP FBO Jason Dodge, one-third (1/3) undivided interest

BY:_____
Jason Dodge, Trustee

Brandon McDonald, Trustee of the Urban Dwell Homes 401K PSP FBO Brandon McDonald, one-third (1/3) undivided interest

BY:_____
Brandon McDonald

STATE OF
COUNTY OF

On this the 1st day of April, 2022, before me personally appeared Brandon Rumbley, Trustee of the Urban Dwell Homes 401K PSP FBO Brandon Rumbley, to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who acknowledged the execution of same to be his/her free act and deed and who executed the said document in his capacity as trustee.
Witness my hand and official seal, this the 1st day of April, 2022.

_____
Notary Public
My Commission Expires: 3-3-26
(SEAL)

SARAH SIMMONS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

STATE OF
COUNTY OF

On this the 1st day of April, 2022, before me personally appeared Jason Dodge, Trustee of the Trustee of the Urban Dwell Homes 401K PSP FBO Jason Dodge, to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who acknowledged the execution of same to be his/her free act and deed and who executed the said document in his capacity as trustee.
Witness my hand and official seal, this the 1st day of April, 2022.

_____
Notary Public
My Commission Expires: 3-3-26
(SEAL)

SARAH SIMMONS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

STATE OF
COUNTY OF

On this the 1st day of April, 2022, before me personally appeared Brandon McDonald, Trustee of the Urban Dwell Homes 401K PSP FBO Brandon McDonald, to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who acknowledged the execution of same to be his/her free act and deed and who executed the said document in his capacity as trustee.
Witness my hand and official seal, this the 1st day of April, 2022.

_____
Notary Public
My Commission Expires: 3-3-26
(SEAL)

SARAH SIMMONS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

CERTIFICATE OF AUTHENTICITY

I, Lori Patterson, do hereby make oath that I am a licensed attorney and/or 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 __ 4-1 __, 2022.

Affiant
Date: April 6, 2022

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Sworn to and subscribed before me this 6 day of April 2022.

Notary Public

My Commission Expires: 11/15/2025

JESSE TALFORD
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY