Karen Johnson Davidson County
Batch# 846074 DEEDWARR
04/27/2022 08:46:30 AM 4 pgs
Fees: $23.00 Taxes: $1,287.60
20220427-0048278

Prepared by:
Amy Cross Nance
Attorney at Law
103 Forrest Crossing Blvd Suite 205
Franklin, TN 37064
615-794-5644

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $348,000.00

Affiant

Subscribed and sworn to before me this 19th day of April, 2022.

Notary Public
My commission expires: 11/6/24

SPENCER J. LAMBERT
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

Address of New Owner:	Send Tax Bills to:	Tax Information
Mary Elizabeth Shaw 1900 Richard Jones Road x10 Nashville, TN 37215	New Owner	117-15-0A-010.00

Warranty Deed

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged **Clifton C. Thompson and Carolyn Hall Thompson, Co-Trustees of The Clifton C. Thompson and Carolyn Hall Thompson Joint Revocable Living Trust dated August 6, 2013** hereinafter referred to as Grantor(s), have bargained and sold, and do hereby transfer and convey to **Mary Elizabeth Shaw, an unmarried woman,** 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:

Land in Davidson County, Tennessee, being Unit TH C-2 on the Plan of Green Hills Terrace Condominium Apartments, of record in Plat Book 5200, Page 64, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description, together with the appurtenant interest in the common elements of The Green Hills Terrace, a horizontal property regime established By Master Deed of record in Book 5304, Page 702, amended in Book 7841, Page 557, and Book 9830, Page 181, said Register's Office.

Being the same property conveyed to Clifton C. Thompson and Carolyn Hall Thompson, as Co-Trustees of the Clifton C. Thompson and Carolyn Hall Thompson Joint Revocable Living Trust under agreement dated August 6, 2013, by Quitclaim Deed from Clifton C. Thompson, Jr., married, of record in

Instrument No. 20140324-0024156, Register's Office for Davidson County, Tennessee, dated March 20, 2014 and recorded on March 24, 2014.

Being the same property conveyed to Clifton C. Thompson, Jr., by Warranty Deed from Abdel Monem E. Fareed and wife, Ellen Y. Fareed, of record in Instrument No. 20120302-0018351, Register's Office for Davidson County, Tennessee, dated February 29, 2012 and recorded on March 02, 2012.

This conveyance is made subject to the following:

1. Subject to the Covenant, Condition, or Restriction, recorded in Book 5304 Page 702, amended in Book 7841 Page 557, and Book 9830 Page 181 in the official records of the Davidson County Register of Deeds.

2. All matters appearing on the plan of Green Hills Terrace of record in Plat Book 5200 Page 64 Register's Office for Davidson County, Tennessee.

3. Easement to Metropolitan Government of Nashville and Davidson County for Sanitary Sewers and/or Storm Drainage of record in Book 3879 Page 569 Register's Office for Davidson County, Tennessee.

4. Easement for Common Use of record in Book 4320 Page 896, Register's Office for Davidson
County, Tennessee.

Taxes and assessments for the year 2021 and subsequent years, which are not yet due and payable

This property is improved property known as 1900 Richard Jones Road, Apt X10, Nashville, TN 37215

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. Grantors covenant with Grantee(s) that Grantor(s) are lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor(s) do further covenant and bind themselves, their heirs, assigns and representatives, to warrant and forever defend the title to said land to said Grantee(s), their heirs and assigns, against the lawful claims of all persons whomsoever.

In Witness Whereof, the said, **Grantor**, hereunto set by hands and seals this 19 day of April, 2022.

The Clifton C. Thompson and Carolyn Hall Thompson Joint Revocable Living Trust dated August 6, 2013

By: Clifton C. Thompson, Co-Trustee
Clifton C. Thompson, Co-Trustee

By: Carolyn Hall Thompson
Carolyn Hall Thompson, Co-Trustee

STATE OF Michigan
COUNTY OF Grand Traverse

Personally appeared before me, the undersigned, a Notary Public within and for said county and state, Clifton C. Thompson and Carolyn Hall Thompson, with whom I am personally acquainted, and who acknowledged themselves to be the Co-Trustees of The Clifton C. Thompson and Carolyn Hall Thompson Joint Revocable Living Trust dated August 5, 2013, and as such trustees being authorized so to do, executed this instrument for the purposes therein contained and on behalf of The Clifton C. Thompson and Carolyn Hall Thompson Joint Revocable Living Trust dated August 5, 2013.

Witness my hand, at office, this 18 day of April, 2022.

Notary Public

My Commission expires: 8.5.2025

KAREN OHARA
NOTARY PUBLIC
My Comm. Expires
Aug 5, 2025
Acting in the County of
County of Grand Traverse
STATE OF MICHIGAN

Certificate of Authenticity

I, Tori Cole, do hereby make oath that I am 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 April 19, 2022.

Tori Cole

Affiant Signature

Date: 4/19/22

State of Tennessee

County of Davidson

Sworn to and subscribed before me this April 19, 2022.

Rachel Marie Collins

Notary's Signature

My Commission Expires: 3-(o-2024

Notary's Seal

