Karen Johnson Davidson County
Batch# 852128 DEEDWARR
05/06/2022 03:47:30 PM 3 pgs
Fees: $18.00 Taxes: $814.08
20220506-0052663

This Instrument Prepared by and Return to:
Bell & Alexander Title Services, Inc.
8110 Isabella Lane, 2nd Floor
Brentwood, TN 37027

DIANA K GALL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF Williamson

Actual consideration or value, whichever is greater is $220,022.00.

Affiant

Subscribed and sworn before me this the 28th day of April, 2022.

Notary Public
My commission expires: 9-6-22

WARRANTY DEED

Address of New Owner:	Send Tax Bill to:	Tax Information:
Carolyn Parker DeMalteris Trust	Churchill Mortgage Corporation	044-11-0A 103.00
511 Jones St A3	1749 Mallory Lane, Suite 100	
Old Hickory, TN 37138	Brentwood, TN 37027	

For and in consideration of the sum of ten and no/100 dollars ($10.00), cash in hand paid by the hereinafter Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **MYRA SARTIN WOODS, MARRIED,** hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to **CAROLYN PARKER DEMALTERIS TRUSTEE OF THE CAROLYN PARKER DEMALTERIS TRUST, DATED APRIL 25, 2009 AND RESTATED AND AMENDED ON FEBRUARY 10, 2020,** hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land, together with all tenements, hereditaments and appurtenances thereto located in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Unit No. A-3 of the Lakeside Retirement Village Condominium, as established by Master Deed of record in Book 7977, page 92, and re-recorded in Book 8164, page 153, Register's Office for Davidson County, Tennessee, subject to the provisions of the Tennessee "Horizontal Property Act" as the same is set out in Tennessee Code Annotated, Section 66-27-101, et seq., and is subject to the provisions and requirements thereof; also subject to easements, rights and interests in favor of other unit owners, and all sewer, water, electrical, telephone and other utility easements now or hereafter established over, through or upon the land embracing the regime and buildings thereof; and also including, without limitation, all conditions, covenants, restrictions, options, burdens, assessments, and other undertakings contained in the Master Deed establishing a Horizontal Property Regime of Lakeside Retirement Village Condominiums of record in Book 7977, page 92, re-recorded in Book 8164, page 151, Register's Office for Davidson County, Tennessee, and is subject to the ByLaws for the administration thereof, which are appended to the Master Deed as Exhibit B thereto of record in Book 7977, page 111, re-recorded in Book 8164, page 171, said Register's Office, all as set out and provided in said Master Deed and exhibits appended thereto, reference to which is here made.

Being a portion of the same property conveyed to Myra Sartin Woods, a married woman, by deed dated 08/13/2015, from M. D. Sartin and Betty Lee Sartin, as husband and wife, of record in Instrument No. 20180816-0081181, Register's Office for said County.

Also being a portion of the same property conveyed to Myron Douglas Sartin and wife, Betty Lee Sartin by deed dated 09/05/1990, from Old Hickory Nazarene Retirement Center, Inc., a Tennessee corporation, of record in Book 8217, page 372, Register's Office for said County.

The said property was not the marital residence of the Grantor.

Subject to all Easements and Restrictions of record.

THIS IS IMPROVED PROPERTY KNOWN AS 511 Jones St A3, Old Hickory, TN 37138.

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, successors and/or assigns, forever. Grantors covenant with Grantees that Grantors 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to said Grantees, their successors, 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 this the 28th day of April, 2022.

Myra Sartin Woods

Myra Sartin Woods

STATE OF TENNESSEE
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, **Myra Sartin Woods**, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 28th day of April, 2022.

My commission expires: 9/18/22

Notary Public

CAVAN MCCANN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

Tennessee Certification of Electronic Document

I, Benjamin Seamon, 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 certified true and exact copy of the original document executed and authenticated according to law on 4-28-22.

Affiant Signature

4-29-22

Date

State of Williamson

County of Tennessee

Sworn to and subscribed before me this 29 day of April, 2022.

Notary's Signature

MY COMMISSION EXPIRES: 9-6-22

DIANA K GALL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY