Prepared by:
Centennial Title Company, Inc.
30 Burton Hills Blvd., #165
Nashville, TN 37215

Karen Johnson Davidson County
Batch# 857585 DEEDWARR
05/18/2022 10:39:30 AM 3 pgs
Fees: $18.00 Taxes: $4,995.00
20220518-0057356

39-B
File #22-1163

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Michael Alexander Billings and Mika Robinson, husband and wife**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Carey C. Roberts and Jaryd Bret Lindheim, wife and husband**, hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, being Unit No. A on the Plan of Declaration of Covenants, Conditions and Restrictions for 4102 Kimbark Drive Cottages, of record in Instrument No. 20180525-0050492, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Michael Alexander Billings and Mika Robinson, husband and wife, by Warranty Deed from Volunteer Builders LLC, a Tennessee Limited Liability Company, of record in Instrument No. 20190214-0013759 Register's Office for Davidson County, Tennessee, dated February 12, 2019 and recorded on February 14, 2019

The property conveyed herein is subject to matters shown on the recorded plan, matters set out in the above referenced Declarations and By-Laws, if any, and to applicable easements, conditions, assessments and restrictions therein, and Property Taxes for the current year.

This is improved property, known as: 4102 Kimbark Drive, 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, Grantee's heirs or assigns, forever. Grantor covenant with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's 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.

NEW OWNER:	**RESPONSIBLE FOR TAX PAYMENT**	**TAX MAP-PARCEL #:**
Jaryd Bret Lindheim **Carey C. Roberts** **4102 Kimbark Drive** **Nashville, TN 37215**	Same	**131-02-1E-001.00**

3524

WITNESS THE EXECUTION HEREOF this 9 day of May, 2022.

Michael Alexander Billings

Michael Alexander Billings

Mika Robinson

Mika Robinson

State of Utah
County of Salt Lake

On this 9th day of May, 2022, before me the undersigned, a Notary Public in and for said County and State, personally appeared before me the within named Michael Alexander Billings and Mika Robinson, the bargainor(s), to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

Caden Welk

Notary Public

My Commission Expires: 01/16/2024

NOTARY PUBLIC
CADEN WELK
COMM. # 710083
MY COMMISSION EXPIRES
JANUARY 16, 2024
STATE OF UTAH

State of Tennessee)
County of Davidson)

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: **$ 1,350,000.00.**

Affiant

Sworn and subscribed before me on this the 10th day of May, 2022.

Cheryl Bolander

Notary Public

My Commission Expires: 9/20/2025

CHERYL D BOLANDER
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

TENNESSEE CERTIFICATION OF ELECTRONIC DOCUMENT

I, **J. Carlton Drumwright**, 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 May 10, 2022.

J. Carlton Drumwright

May 10, 2022
Date

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Sworn and subscribed before me on May 10, 2022.

Notary

My Commission Expires: 12/18/22

