#16355

Return To:
Advantage Title And Escrow, Inc.
1321 Murfreesboro Pike, Suite 823
Nashville TN 37217

WARRANTY DEED

KASEY KELCHNER
STATE OF TENNESSEE
NOTARY PUBLIC
RUTHERFORD COUNTY
My Commission Expires 11-17-2024

T-PR-22-320-G3

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $150,000.00.

Hilary Johnson
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE ___ DAY OF MAY, 2022.

Notary Public

MY COMMISSION EXPIRES: ___ (AFFI

Karen Johnson Davidson County
Batch# 863804 DEEDWARR
05/27/2022 10:26:01 AM 2 pgs
Fees: $13.00 Taxes: $555.00

20220527-0061710

THIS INSTRUMENT WAS PREPARED BY
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Tavga S. Namk	Pinnacle Bank	
(NAME)	(NAME)	
320 Welch Road #G3	150 3rd Ave S.	**133-15-0A-039.00-CO**
(ADDRESS)	(ADDRESS)	
Nashville, TN 37211	Nashville TN 37201	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

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 consideration, the receipt of which is hereby acknowledged, **PAMELA WOODWARD TARAJOS, A SINGLE WOMAN,** hereinafter called the Grantor(s), has/have bargained and sold, and by these presents do/does transfer and convey unto **TAVGA S. NAMK, A SINGLE WOMAN,** hereinafter called the Grantee(s), his/her/its/their heirs, successors and assigns, that certain tract or parcel of land in **DAVIDSON** COUNTY, STATE OF **TENNESSEE**, described as follows, to wit:

Land in Davidson County, Tennessee, being Unit G-3, of Pagoda Condominium created under Title 66, Chapter 27, Section 101, et seq. as amended, Tennessee Code Annotated, and as established by a Master Deed of record in Book 6111, Page 22, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the common elements appurtenant to said Unit set forth in Exhibit A-1 of said Master Deed. Reference is hereby made to the Plat of Pagoda Condominium of record in Plat of Pagoda Condominium set forth in Exhibit A-2 of said Master Deed for a more complete identification and description of such Unit.

Being the same property conveyed to Pamela Woodward Tarajos by Warranty deed from Hector Mora and wife, Cinthia Mora of record in Instrument No. 20211005-0133902 Register's Office for Davidson County, Tennessee, dated October 01, 2021 and recorded on October 05, 2021.

This conveyance is subject to:
- Taxes for the year 2022 and thereafter, not yet due and payable.
- The premises herein insured is a condominium apartment established pursuant to the provisions of the Tennessee Horizontal Property Act as the same is set out in Section 66-27-101, et seq., of the Tennessee Code Annotated, and is subject to the provisions and requirements thereof and is subject to the By-Laws for the administration thereof; also subject to the easements, rights and interest 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 thereon; and also including without limitations, all conditions, covenants, restrictions, options, burdens, assessments and other undertakings contained in the Master Deed establishing a Horizontal Property Regime of Pagoda Condominium of record in Book 6111, Page 22, Book 9445, Page 492 and Book 10458, Page 936 and Book 3700, Page 61, Register's Office for Davidson County, Tennessee.
- Charter of record in Book 6110, Page 98, in the Register's Office for Davidson County, Tennessee.
- Easement (s) to Metropolitan Government of Nashville and Davidson County, Tennessee, as set forth in instrument recorded in Book 6548, Page 125 and Book 8870, Page 923, Register's Office for Davidson County, Tennessee.
- Grant of Easement of record in Instrument Number 20131209-0124879, in the Register's Office for Davidson County, Tennessee.
- Rights and easements of adjoining landowners in and to any party wall(s) located on the insured parcel.
- .Subject to the flow of any creeks, streams, or branches across subject property.
- Subject to rights of others in and to the common areas and/or elements.
- Any and all existing easements and restrictions as shown of record not stated herein

This is **improved** property known as: **320 Welch Road #G3, Nashville, Tennessee 37211**.

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; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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 19 DAY OF MAY, 2022.

Pamela Woodward Tarajos
Pamela Woodward Tarajos

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, PAMELA WOODWARD TARAJOS, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 19th of May, 2022.

Notary Public
My Commission Expires: _____
(SEAL)

ADAM H JEFFERSON
NOTARY PUBLIC
STATE OF TENNESSEE
My Commission Expires on 05/03/2025
DAVIDSON COUNTY

RETURN TO:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212