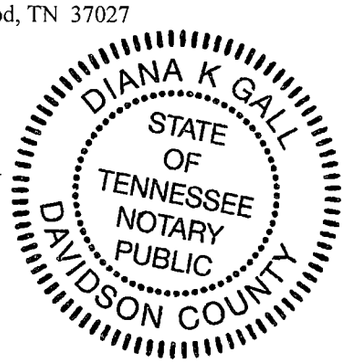
This Instrument Prepared by and Return to:
Bell & Alexander Title Services, Inc.
8110 Isabella Lane, 2nd Floor
Brentwood, TN 37027



STATE OF TENNESSEE
COUNTY OF Williamson

Actual consideration or value, whichever is greater is $900,000.00.

Affiant

Subscribed and sworn before me this the 9 day of June, 2022.

Notary Public
My commission expires: 9-6-22

WARRANTY DEED

Address of New Owner:	Send Tax Bill to:	Tax Information:
Katrina Marie Martino	Churchill Mortgage Corporation ISAOA	062-13-0 146.00
2207 Pennington Bend Road #3 Nashville, TN 37214	1749 Mallory lane, Suite 100 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, BRENT JOHN URBAN AND KATHRYN SALERNO, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to KATRINA MARIE MARTINO, A SINGLE WOMAN, 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 Lot No. 4 on the Plan of River View Subdivision, of record in Plat Book 547, Page 93 through 95, inclusive, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the properly.

Being the same property conveyed to Brent Urban and Kathryn Salerno, husband and wife, by deed dated 05/30/2019, from Kushal Patel and Bhavika Patel, husband and wife, of record in Instrument No. 20190605-0053894, Register's Office for said County.

Subject to all Easements and Restrictions of record.

THIS IS IMPROVED PROPERTY KNOWN AS 2207 Pennington Bend Road #3, Nashville, TN 37214.

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.

Karen Johnson Davidson County
Batch# 869409 DEEDWARR
06/10/2022 10:08:26 AM 2 pgs
Fees: $13.00 Taxes: $3,330.00
20220610-0066191

Witness my hand this the 9 day of June, 2022.

Brent John Urban by Kathryn Salerno Attorney in fact
Brent John Urban
BY: Kathryn Salerno as Attorney-in-Fact

Kathryn Salerno
Kathryn Salerno

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 9 day of June, 2022, before me, the undersigned Notary Public in and for said County and State, personally appeared Kathryn Salerno with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of Brent John Urbanby Specific POWER OF ATTORNEY dated 06/06/2022, and who acknowledged that he executed the same as the free act and deed of Brent John Urban. 20220610-0066190

Witness my hand and official seal this 9 day of June, 2022.

My commission expires: 9/18/22

Notary Public

CAVAN MCCANN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
MY COMMISSION EXPIRES SEPTEMBER 18, 2022

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Kathryn Salerno, 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 9 day of June, 2022.

My commission expires: 9/18/22

Notary Public

CAVAN MCCANN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
MY COMMISSION EXPIRES SEPTEMBER 18, 2022