Karen Johnson Davidson County
Batch# 871760 DEEDWARR
06/15/2022 10:49:30 AM 3 pgs
Fees: $18.00 Taxes: $1,261.70
20220615-0068319

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

39-B
File #22-1140

WARRANTY DEED #36041

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 **Jason Leslie Wood and Rachel Perron Wood, husband and wife,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Robert Dale Glasser, unmarried**, 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. 61 on the Plan of Riverbridge Community, a Planned Unit Development of record in Plat at Instrument No.20030213-0019999 (also known as Townhomes of Riverbridge, a Horizontal Property Regime With Private Elements as established in the Declaration of Covenants, Conditions and Restrictions at Instrument No. 20030205-0016032, as amended in 20050520-0056889), 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 Jason Leslie Wood, a married man and Rachel Perron Wood **(incorrectly conveyed as Rachael Perron Wood)**, a married woman, joint tenants by Warranty deed from David Macias and Pamela Macias, husband and wife of record in Instrument No. 20180730-0073855 Register's Office for Davidson County, Tennessee, dated July 18, 2018 and recorded on July 30, 2018.

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: 3125 Harpeth Springs Drive, Nashville, TN 37221.

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 #:**
Robert Dale Glasser **3125 Harpeth Springs Drive** **Nashville, TN 37221**	new owner 3125 Harpeth Springs Nashville TN 37221	**141-06-0D-061.00**

WITNESS THE EXECUTION HEREOF this 26th day of May, 2022.

Jason Leslie Wood
Jason Leslie Wood

Rachel Perron Wood
Rachel Perron Wood

State of Tennessee)
County of Davidson)

On this 26th 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 Jason Leslie Wood and Rachel Perron Wood, 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.

Notary Public

My Commission Expires: 3/3/26

STATE OF TENNESSEE NOTARY PUBLIC
ANGELA Y. POSTON-WILLIAMSON
COUNTY OF DAVIDSON

State of Tennessee)
County of Davidson)

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: **$ 341,000.00.**

Affiant

Sworn and subscribed before me on this the 2nd day of June, 2022.

Notary Public

My Commission Expires: 10/2/23

CLAIRE H. JENKINS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

TRUE COPY CERTIFICATION

I, GEORGE E. MUDTER, JR., do hereby make oath that I am a licensed attorney and/or the custodian of the original version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document and authenticated according to law on 5/26/22

GEORGE E. MUDTER, JR.
Dated 5/26/22

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Stacy L. Thomas, a Notary Public for this County and State, George E. Mudter, Jr., who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Dated 5/26/22

Notary's Signature
My Commission Expires: 10/2/2023
Notary Seal:

