Return to:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212
FILE #: G&R-22-532B

Karen Johnson Davidson County
Batch# 875778 DEEDWARR
06/22/2022 11:41:19 AM 2 pgs
Fees: $13.00 Taxes: $1,757.50

20220622-0071124

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $475,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15TH DAY OF JUNE, 2022.

Notary Public

MY COMMISSION EXPIRES: 07/09/24
(AFFIX SEAL)

DANA DELWORTH NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY My Commission Expires 07/09/2024

THIS INSTRUMENT WAS PREPARED BY
Vorholt Title & Escrow, LLC, 4235 Hillsboro Pike, Ste 300, Nashville, TN 37215

File No.: TN-22-078

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP/PARCEL NO(S).
Selina Watson and Michael Watson II	new owners	133-15-0C-002.00 CO
(NAME)	(NAME)	
532 Paragon Mills Road, Unit B		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37211		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF Four Hundred Seventy-Five Thousand And No/100 Dollars ($475,000.00), CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, **BRYSON HOOD AND REBECCA HOOD, HUSBAND AND WIFE,** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **SELINA V. WATSON AND MICHAEL E. WATSON, II, WIFE AND HUSBAND**, HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being Unit No. B on the plan of Homes of 532 Paragon Mills, as shown on Exhibit "B" to the Declaration of Covenants, Conditions and Restrictions of Homes of 532 Paragon Mills, a Horizontal Property Regime with Private Elements of record as Instrument No. 20180215-0015084, and amended as Instrument No. 20181212-0120984, Register's Office for Davidson

County, Tennessee, to which plan reference is made for a more complete and accurate description thereof.

Being the same property conveyed to BRYSON HOOD, AN UNMARRIED MAN AND REBECCA DUPUIS, AN UNMARRIED WOMAN, JOINT TENANTS WITH RIGHT OF SURIVORSHIP, by deed from ELLIOTT RUSHING, A MARRIED MAN, of record as Instrument No. 20200602-0056571, dated June 1, 2020, said Register's Office.

The same Bryson Hood and Rebecca Depuis having since married. Rebecca Dupuis is now known as Rebecca Hood.

unimproved ☐
This is improved ☒ property, known as 532 Paragon Mills Road, Unit B, Nashville, TN 37211
(House No.) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 and assigns forever; and we do covenant with the said GRANTEES 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 GRANTEES, 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.

THIS CONVEYANCE is made subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

Witness our hands this 15 day of JUNE, 2022

Bryson Hood

Rebecca Hood

STATE OF TENNESSEE
COUNTY OF DAVIDSON

I, Thomas Vorholt II, a Notary Public for the aforementioned county and State, do hereby certify that Bryson Hood and Rebecca Hood personally appeared before me this day and acknowledged the due execution of the foregoing instrument as his free act and deed.

Witness my hand and official seal, this the 15 of JUNE, 2022.

Notary Public
My Commission Expires: 7.9.24

(SEAL)

