This Instrument Prepared By:
Thomas I. Bottorff, Attorney
5110 Maryland Way, Suite 120
Brentwood, Tennessee 37027

Karen Johnson Davidson County
Batch# 877908 DEEDWARR
06/24/2022 03:55:30 PM 4 pgs
Fees: $23.00 Taxes: $2,072.00
20220624-0072842

ADDRESS NEW OWNER:
Viren Parikh
4841 Enoch Drive
Nashville, Tennessee 37211

SEND TAX BILL TO:
Mortgagee

MORTGAGEE:
New Owner

MAP 161-10
GROUP 0B
PARCEL 191.00co

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named GRANTEES, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **Evan Johnson and Lori Johnson, husband and wife,** hereinafter called the GRANTORS, have bargained and sold, and by these presents, do hereby transfer and convey unto **Viren Parikh and Krupali V. Parikh, husband and wife**, 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 Lot No. 37 on the Plan of Final Plat Villages of Brentwood Phase Eleven, as shown by plat and survey of record in Plat Book 9700, page 949, Register's Office, Davidson County, Tennessee to which plan/plat reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Evan Johnson and Lori Johnson, husband and wife by deed from Albert Garey and wife, Deborah Garey of record in Instrument no. 20170728-0076414, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

This conveyance is further made subject to real property taxes for 2022 and subsequent years.

This is **improved** property known as **4841 Enoch Drive, 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 GRANTEES, their heirs and assigns , forever, and,

GRANTORS do covenant with the said GRANTEES that they 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, GRANTORS, do further covenant and bind themselves, their heirs and assigns, to warrant and forever defend the title to the said land to the said GRANTEES, and 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 our hands this the **17th** day of **June, 2022.**

Evan Johnson by LJ as attorney-in-fact

Evan Johnson, by Lori Johnson, as attorney-in-fact

Lori Johnson

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned Notary Public in and for said County and State, **Lori Johnson,** the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged herself to be Attorney in Fact for **Evan Johnson** and as Attorney in Fact she executed the within Warranty Deed by signing the name of **Evan Johnson** as his free act and deed for the purposes therein contained.

WITNESS my hand and official seal this 17th day of June, 2022.

Mary Joe Hartz
NOTARY PUBLIC

MARY JOE HARTZ STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My Commission Expires: 9/2/2024

Personally appeared before me, the undersigned Notary Public in and for said County and State, **Lori Johnson,** the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that she executed the within Warranty Deed for the purposes therein contained.

WITNESS my hand and official seal this 17th day of June, 2022.

Mary Joe Hartz
NOTARY PUBLIC

My Commission Expires: 9/2/2024

MARY JOE HARTZ STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual value or consideration, whichever is greater, for this transfer is $560,000.00.

Michelle Cipper
AFFIANT

Subscribed and sworn to before me on this 17th day of June, 2022.

JILL L. SWICEGOOD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

NOTARY PUBLIC
My Commission Expires: 7/9/22

Tennessee Certification of Electronic Document

I, Jill Swicegood, 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 6/17/22 (date of document).

Affiant Signature

6/22/22
Date

State of Tennessee

County of Williamson

Sworn to and subscribed before me this 21st day of June, 2022.

Notary's Signature

MY COMMISSION EXPIRES: July 24, 2023

NOTARY'S SEAL

