WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $560,100.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19th DAY OF July, 2022.

Notary Public

MY COMMISSION EXPIRES: _____

(AFFIX SEAL)

BRIAN D MITCHELL NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY My Commission Expires 07-03-2023

File #22-PA-1030-P

THIS INSTRUMENT WAS PREPARED BY
Carney Title, LLC
400 Overbeck Lane, Suite 101
Nashville, TN 37204
(615) 864-0770

Karen Johnson Davidson County
Batch# 891683 **DEEDWARR**
07/20/2022 03:03:03 PM 2 pgs
Fees: $13.00 Taxes: $2,072.37

20220720-0083275

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	
Daniel L. Lawrence	NEW OWNER	
(NAME)	(NAME)	**082 13 0A 024.00**
1030 9th Avenue N Unit #C-6		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37208		
(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, **JARED JACKSON CUMMINGS, AN UNMARRIED PERSON,** hereinafter called the Grantor(s), has/have bargained and sold, and by these presents do/does transfer and convey unto **DANIEL L. LAWRENCE, AN UNMARRIED PERSON** 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 No. C-6 on the Plan of Row 8.9 Condominiums as shown on plat of Resubdivision of Lot 1 of the Resubdivision of a portion of Lots No. 5 and 93 of Balch & Whiteside's Addition to Nashville, of record in Instrument No. 20020718-0086526, Register's Office for Davidson County, Tennessee, and described in the Master Deed and Bylaws of record in Instrument No. 20011121-0128062, amended in Instrument No. 20021212-6153656 and Instrument No. 20110419-0030186 and Appointment of Successor Trustee in Instrument No. 20151215-0125985 said Register's Office, all to which reference is hereby made for a more complete description thereof.

Being the same property conveyed to Jared Jackson Cummings, by Warranty Deed from Tracie Diane Bearden, married, of record in Instrument No. 20150610-0054427, in the Register's Office of Davidson County, Tennessee, dated June 04, 2015 and recorded on June 10, 2015.

This conveyance is subject to:
*Restrictions, dedications, conditions, reservations, easements and other matters shown on the plat of Resubdivision of Lot 1 of the resubdivision of a portion of Lot No. 5 & 93 of Balch & Whiteside's Addition to Nashville, as recorded in Instrument No. 20020718-0086526.

*Conditions, covenants, reservations, requirements, restrictions, options, burdens, agreements, undertakings, assessments and other provisions contained in or incorporated by reference into the Master Deed establishing Row 8.9 Condominium of record in Instrument No. 20011121-0128062, as amended by instrument(s) of record in Instrument No. 20021212-0153656; Instrument No. 20110419-0030186 and Appointment of Successor Trustee in Instrument No. 20151215-0125985; also subject to easements, rights and interests 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 building thereon.

*Covenants, Conditions and Restrictions as set forth in Deed Restrictions recorded in Book 1846, Page 387.

*Covenants, Conditions and Restrictions as set forth in Restrictive Covenants recorded in Book 9183, Page 130; Book 11625, Page 280 and Instrument No. 20020425-0051069.

*Easement recorded in Book 6120, Page 475.
* Any and all existing easements and restrictions as shown of record not stated herein

This is ____ **unimproved** __X___ **improved** property known as: **1030 9th Avenue N, Unit #C-6, Nashville, TN 37208**

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 19th day of July, 2022.

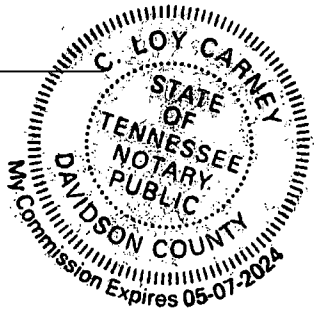
Jared Jackson Cummings

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 19th day of July, 2022, before me personally appeared Jared Jackson Cummings, to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that such person (or persons) executed the same as such person's (or persons') free act and deed.

Witness my hand, at office, this 19th day of July, 2022.

Notary Signature
My commission expires:



RETURN TO:
Carney Title, LLC
400 Overbeck Lane, Suite 101
Nashville, TN 37204

Return to:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212
FILE #: T-RH-22-1030