WARRANTY DEED

Karen Johnson Davidson County
Batch# 898006 DEEDWARR
08/03/2022 10:04:44 AM 2 pgs
Fees: $13.00 Taxes: $734.45

20220803-0088346

(this space for recording info)

STATE OF TENNESSEE
COUNTY OF Loudon

The actual consideration or value, whichever is greater, for this transfer is $198,500.00.

AFFIANT

Subscribed and sworn to before me this the 28 day of July, 2022.

NOTARY PUBLIC

My commission expires:

LAUREN HOWARD NOTARY PUBLIC STATE OF TENNESSEE LOUDON COUNTY My Commission Expires 03-14-2026

THIS INSTRUMENT WAS PREPARED BY
Admiral Title, Inc., 8517 Kingston Pike, Knoxville, TN 37919

File # 222829

(AFFIX SEAL)

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Lovemore N. Gororo and Candice D. Wilfong	Mortgage Investors Group	
(NAME)	(NAME)	
3600 Hillsboro Pike, Apt A8	8320 East Walker Springs Lane	117-11-OB-008.00
(ADDRESS)	(ADDRESS)	
Nashville, TN 37215	Knoxville, TN 37923	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, **Bobby Lee Coon, unmarried**, HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Lovemore N. Gororo and Candice D. Wilfong, husband and wife**, HEREINAFTER CALLED THE GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

SITUATED in Davidson County, Tennessee, and being known and designated as Unit No. A-8, Parcel No. 8, on the Revised Plan of The Villager East Condominium Apartments, a Horizontal Property Regime, created under Title 66, Section 27-101, et seq., as amended, Tennessee Code Annotated, and as established by a Master Deed of Villager East Condominium, of record in Book 5457, Page 298, and as corrected in Book 5553, Page 336, Register's Office for Davidson County, Tennessee, including without limitation the By-Laws appended thereto, of record in Book 5457, Page 338, said Register's Office, together with the undivided percentage interest in the Common Elements appurtenant to said Unit, as set forth in said Master Deed. Reference is hereby made to the Revised Plan of The Villager East Condominium Apartments, of record in Book 5200, Page 235, said Register's Office, for a more complete identification and description of such Unit.

Being the same property conveyed to Bobby Lee Coon, by deed dated 09/23/2014, and recorded 09/25/2014, from Christopher K.S. Hee and Jana L. Hee, Trustees of the Hee Family Trust u/a/d October 22, 2013, of record in Instrument Number 20140925-0088372, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE is made subject to applicable restrictions, building setback lines, existing easements, and all conditions of record.

THE ABOVE DESCRIPTION IS THE SAME AS THE PREVIOUS DEED OF RECORD; NO BOUNDARY SURVEY HAVING BEEN MADE AT THE TIME OF THIS CONVEYANCE.

DESIGNATED as Tax ID: 117-11-OB-008.00

This is
unimproved ☐
improved ☒ property known as 3600 Hillsboro Pike #A8, Nashville, TN 37215
(House Number) (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 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 hand this the 26 day of July, 2022.

SIGN HERE

Bobby Lee Coon

STATE OF TN
COUNTY OF Sumner

BEFORE ME, the undersigned authority, a notary of the aforesaid County and State, personally appeared **Bobby Lee Coon**, the within named bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person(s) executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal, this the 26 day of July, 2022.

SIGN HERE

Notary Public

My Commission Expires: 11-19-25

TAMMY R. BASKERVILLE
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF SUMNER