Return to:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212
FILE #: DM-RB-22-2103

This Instrument Prepared by ~~and Return to:~~
Bell & Alexander Title Services, Inc.
8110 Isabella Lane, 2nd Floor
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Actual consideration or value, whichever is greater is $455,000.00.

Affiant

ROCCO J. MARCELLO
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 05/05/2025
DAVIDSON COUNTY

Subscribed and sworn before me this the 29TH day of July, 2022.

Notary Public
My commission expires:

Karen Johnson Davidson County
Batch# 898043 DEEDWARR
08/03/2022 10:38:26 AM 2 pgs
Fees: $13.00 Taxes: $1,683.50
20220803-0088397

WARRANTY DEED

Address of New Owner:
Katharine C. Glazer and
Ryan Barrentine
2103 Cooper Lane
Nashville, TN 37216

Send Tax Bill to:
new owners

Tax Information:
073-05-0 142.00

For and in consideration of the sum of ten and no/100 dollars ($10.00), cash in hand paid by the hereinafter Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, CHRISTI C. KIM, AN UNMARRIED WOMAN, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to KATHARINE C. GLAZER, MARRIED, AND RYAN BARRENTINE, MARRIED, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land, together with all tenements, hereditaments and appurtenances thereto located in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 2 on the Plan of Section 7, Riverwood Heights, of record in Plat Book 2854, Page 34, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Said Lot No. 2 fronts 100 feet on the Easterly margin of Cooper Lane, and runs back 184.3 feet on the North Sideline, and 170 feet on the South sideline and measures 22.6 feet to a point, thence 85 feet across the rear lot line.

Being the same property conveyed to Christi C. Kim, an unmarried woman, by deed dated 01/26/2021, from Erik S. Lillie and Barry C. Heard, married to each other, of record in Instrument No. 20210126-0011661, Register's Office for said County.

Also being the same property conveyed to Erik S. Lillie, unmarried and Barry C. Heard, unmarried, as joint tenants with right of survivorship, by deed dated 10/17/2006, from Hazel E. Edwards, unmarried, of record in Instrument No. 20061019-0130171, Register's Office for said County.

Subject to all Easements and Restrictions of record.

THIS IS IMPROVED PROPERTY KNOWN AS 2103 Cooper Lane, Nashville, TN 37216.

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, successors and/or assigns, forever. Grantors covenant with Grantees that Grantors 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to said Grantees, their successors, 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 29 day of July, 2022.

Christi C Kim by Jenny West Attorney in Fact
Christi C. Kim
BY: Jenny West as Attorney-in-Fact

STATE OF TENNESSEE
COUNTY OF Williamson

On this 29 day of July, 2022, before me, the undersigned Notary Public in and for said County and State, personally appeared Jenny West with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of Christi C. Kim by Specific POWER OF ATTORNEY dated 07/14/2022, and who acknowledged that he executed the same as the free act and deed of Christi C. Kim.

Witness my hand and official seal this 29 day of July, 2022.

My commission expires: 9/18/22

Notary Public

CAVAN MCCANN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY