Karen Johnson Davidson County
Batch# 905911 DEEDWARR
08/22/2022 08:44:30 AM 3 pgs
Fees: $18.00 Taxes: $6,286.30
20220822-0094243

Prepared By & Return To:
Tennessee Title Services LLC-Brentwc
7000 Executive Center Dr
290
Brentwood, TN 37027
B-22-4011

STATE OF TENNESSEE
COUNTY OF Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $1,699,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME
THIS 17th day of August, 2022

Notary Public

Commission Expires: May 9, 2023

KENYON J. SALES
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES MAY 09, 2023

Address of New Owner	Send Tax Bills To:	Map & Parcel
Carlos Figueroa and Dora E. Morton Gomez 3414 Hopkins Street Nashville, TN 37215	Wilson Bank & Trust 207 Legends Drive Lebanon, TN, 37087	117 07 4E 001.00

WARRANTY DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I/WE,

Terry S. Dapprich and Kelly L. Dapprich, husband and wife

HEREINAFTER REFERRED TO AS THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Carlos Figueroa, and Dora E. Morton Gomez, 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 Unit No. "A" on the Plan of 3414 Hopkins Street Townhomes, a Horizontal Property Regime with Private Elements, created under Title 67, Section 27-101, et seq., as amended, Tennessee Code Annotated, as established by Declaration of Covenants, Conditions and Restrictions of 3414 Hopkins Street Townhomes, a Horizontal Property Regime with Private Elements of record in Instrument No. 20160916-0097685, and as amended in Instrument No. 20180302-0020148, Register's Office for Davidson County, Tennessee, including without limitation the By-Laws appended thereto. Reference is hereby made to the Plan of 3414 Hopkins Street Townhomes, shown in Exhibit "C" to the Declaration of Covenants of record in Instrument No. 20160916-0097685, Register's Office for Davidson County, Tennessee, for a more complete identification and description of said unit.

BEING the same property conveyed by Warranty Deed from Wayne A. Evans and wife, Michele L. Evans to Terry S. Dapprich and Kelly L. Dapprich, husband and wife, recorded March 28, 2018, as Instrument No. 20180328-0029194 in Davidson County, Tennessee Register of Deeds.

THIS CONVEYANCE IS MADE SUBJECT TO: (1) all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record; (2) any and all applicable governmental and/or zoning regulations; (3) taxes which have been pro-rated as of the date of closing and assumed by the Grantee herein.

The foregoing legal description is the same as contained in the resource of title shown above.

This is improved property known as: 3414 Hopkins Street, Nashville, TN 37215

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 so 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.

Dated this the 17th day of August, 2022.

Terry S. Dapprich

Kelly L. Dapprich

STATE OF ~~TENNESSEE~~ FLORIDA
COUNTY OF ~~WILLIAMSON~~ PINELLAS

On this ~~17th~~ 16th day of August, 2022, before me personally appeared Terry S Dapprich and Kelly L Dapprich, 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 ~~17th~~ 16th day of August, 2022. PHYSICALLY APPEARED AND PRODUCED AS IDENTIFICATION FL DRIVERS LICENSE

Notary Signature ADRIENNE MILLER
My commission expires: 9/23/25

ADRIENNE MILLER
Notary Public
State of Florida
Comm# HH178557
Expires 9/23/2025

Certificate of Authenticity

I, **Doné Oglesby**, 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 **August 17, 2022**.

Date

Affiant Signature

08/19/2022

Date

State of **Tennessee**

County of **Davidson**

Sworn to and subscribed before me this **19th** day of **August**, 20**22**.

Notary's Signature

My Commission Expires: _____

Date

Notary's Seal (if on paper)

CHRISTIE PERRY
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY
MY COMMISSION EXPIRES 6-22-2026