Karen Johnson Davidson County
Batch# 914304 DEEDWARR
09/08/2022 02:19:30 PM 3 pgs
Fees: $18.00 Taxes: $1,002.70
20220908-0100822

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 $271,000.00.

Affiant

Subscribed and sworn before me this the 7th day of September, 2022.

Notary Public
My commission expires: 3.3.2025

MEMORIE... STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON

WARRANTY DEED

Address of New Owner:	Send Tax Bill to:	Tax Information:
Ewnete R. Hailu	Pinnacle Bank	164-06-0B 055.00
611 Bradburn Village Circle	150 3rd Ave South, Ste 1000	
Antioch, TN 37013	Nashville, TN 37201	

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, **JOSEPH DRAKE WOOD, a single man,** hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to **EWNETE R. HAILU, a married man,** 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 Unit No. 55 on the Plan of The Townhomes of Bradburn Village, as established by the Declaration of Covenants, Conditions and Restrictions of record in Instrument No. 20060816-0101099, First Amendment In Instrument No. 20070717-0084884, and as shown on Exhibit "A-1" In the Amended and Restated Declaration of Covenants, Conditions and Restrictions for the Town homes of Bradburn Village, of record in Instrument No. 20070817-0098536, Register's Office for said County, to which reference is hereby made for a more complete description.

Being the same property conveyed to Joseph Drake Wood, single man, by deed dated 06/12/2019, from April A. Smith, unmarried, of record in Instrument No. 20190617-0057840, Register's Office for said County.

Subject to all Easements and Restrictions of record.

THIS IS IMPROVED PROPERTY KNOWN AS 611 Bradburn Village Circle, Antioch, TN 37013.

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 7th day of September, 2022.

Joseph Drake Wood

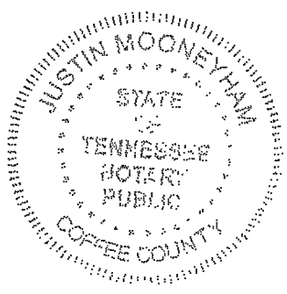
STATE OF TENNESSEE
COUNTY OF Rutherford

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Joseph Drake Wood, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 7th day of September, 2022.

My commission expires: 5-21-2024

Notary Public



Certificate of Authenticity

I, Holly A. Mason, 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 September 7, 2022.

Affiant Signature

9/7/22
Date

State of Tennessee
County of Davidson

Sworn to and subscribed before me this 7 day of September, 2022.

Notary's Signature

(Notary Seal)

CARI ALLEN
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 01/06/2025
DAVIDSON COUNTY

My Commission Expires: 1-6-25