Karen Johnson Davidson County
Batch# 915180 DEEDWARR
09/12/2022 09:44:10 AM 2 pgs
Fees: $13.00 Taxes: $1,313.50
20220912-0101595

Prepared by:
Centennial Title Company, Inc.
30 Burton Hills Blvd., #165
Nashville, TN 37215

39-B
File #22-1327

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Natacha Brooke Frazier, now known as Natacha Brooke Harmon, married** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Montgomery G. Turner, Sr.,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in DAVIDSON County, Tennessee, described as follows:
To Wit:

A Condominium Apartment in Davidson County, Tennessee, being Unit No. 501 of Parkland Condominiums, Phase II, a horizontal property regime pursuant to the Tennessee Horizontal Property Act, as shown on Exhibit "B" to the Master Deed of record in Book 7400, page 130, Register's Office for said County, to which source reference is hereby made for more complete details of description together with the said Apartment's appurtenant undivided interest in the general and limited common elements of the Condominium.

Being the same property conveyed to Natacha Brooke Frazier, by Warranty Deed, dated 04/29/2011, and recorded 05/02/2011, from Elizabeth S. Black, unmarried, of record in Instrument Number 20110502-0033469, Register's Office for Davidson County, Tennessee.

Natacha Brooke Frazier is now married and known as Natacha Brooke Harmon.

The subject property has not been the principal residence of the Grantor's spouse or issue.

The property conveyed herein is subject to matters shown on the recorded plan, matters set out in the above referenced Declarations and By-Laws, if any, and to applicable easements, conditions, assessments and restrictions therein, and Property Taxes for the current year.

This is improved property, known as: 501 Sloan Road, Nashville, TN 37209.

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, Grantee's heirs or assigns, forever. Grantor covenant with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's 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.

NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT	TAX MAP-PARCEL #:
Montgomery G. Turner, Sr. **Turner & Associates Realty, Inc.** **P.O. Box 150326** **Nashville, TN 37215**	**new owner**	**103-08-0B-501.00CO**

WITNESS THE EXECUTION HEREOF this 9th day of September, 2022.

Natacha Brooke Harmon
Natacha Brooke Harmon

State of Tennessee
County of Davidson

On this 9th day of September, 2022, before me the undersigned, a Notary Public in and for said County and State, personally appeared before me the within named Natacha Brooke Harmon, the bargainor(s), to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

Lydia H Weaver
Notary Public

My Commission Expires: 7/6/24

LYDIA H WEAVER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

State of Tennessee
County of Davidson

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: **$355,000.00.**

Natacha J. Wilson
Affiant

Sworn and subscribed before me on this the 9th day of September, 2022.

Peggy Axford
Notary Public

My Commission Expires: March 7, 2023

PEGGY AXFORD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires MAR. 7, 2023