Karen Johnson Davidson County
Batch# 917201 DEEDWARR
09/15/2022 03:50:30 PM 3 pgs
Fees: $18.00 Taxes: $1,480.00
20220915-0103209

THIS INSTRUMENT PREPARED BY: **Chapman & Rosenthal Title, Inc.** **10 Burton Hills Blvd, Ste 130** **Nashville, TN 37215** **CRT File No. 220842219**	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration or value, whichever is greater, for this transfer is: $400,000.00. Affiant Subscribed and sworn to before me, this 15th day of September, 2022. Notary Public My Commission Expires: 10/2/23

CLAIRE H. JENKINS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

WARRANTY DEED

Address New Owner: William C. Sisk and Leanna M. Sisk 5025 Hillsboro 5B Nashville TN 37215	Send Tax Bills To: ~~New Owner~~ Capstar Bank 2002 Richard Jones Rd STE 300A Nashville, TN 37215	Tax Information: Tax Parcel ID No. 131 01 0D 027.00

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Narvel W. Blackstock, Trustee of the Alexander Trust, dated September 2, 1992** ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **William C. Sisk and Leanna M. Sisk, husband and wife**, ("Grantees"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described as follows:

Land in Davidson County, Tennessee, being Unit No. 27, Apartment 5-B, on the Plan of Georgetown Apartments, a Condominium of record in Plat Book 5200, Page 4, and as established under Master Deed of record in Book 5211, Page 325, as amended in Book 5616, Page 133, and Book 6079, Page 516, in the Register's Office for Davidson County, Tennessee to which Master Deed reference is hereby made for a more particular description of said Unit.

Being the same property conveyed to Narvel W. Blackstock, Trustee of the Alexander Trust, dated September 2, 1992, by Warranty Deed from Monica Brennan as Member of The Micata Group, LLC formerly known as Micata Rentals, LLC, of record in Instrument No. 20211206-0161183, in the Register's Office for Davidson County, Tennessee, dated November 30, 2021 and recorded on December 6, 2021.

Being the same property conveyed to Micata Rentals, LLC, a Tennessee Limited Liability Company, by Warranty Deed from Allison Sisk Jones, a married woman, of record in Instrument No. 20190411-0033297, in the Register's Office for Davidson County, Tennessee, dated April 9, 2019 and recorded on April 11, 2019.

This Conveyance is subject to the matters set forth below, if any, as well as any and all zoning regulations, building restrictions, setback lines, conditions, covenants, and restrictions (as may be amended or supplemented), all easements, utility easements or rights of ways for public utilities that appear in the appropriate public record.

Liability as to taxes resulting from supplemental, revised or correction assessments pursuant to the provisions of Tennessee Code Ann _ 67-5-603, et seq.

Restrictions, dedications, conditions, reservations, easements and other matters shown on the plat of Georgetown Apartments Condominium, as recorded in Plat Book 5200, Page(s) 4.

Conditions, covenants, reservations, requirements, restrictions, options, burdens, agreements, undertakings, assessments and other provisions contained in or incorporated by reference into the Master Deed establishing 5025 Hillsboro Homeowners' Association of record in Book 5211, Page 325, as amended by instrument(s) of record in Book 5616, Page 133 and Book 6079, Page 516; also subject to easements, rights and interests in favor of other unit owners, and all sewer, water, electrical, telephone and other utility easements now or hereafter established over, through or upon the land embracing the regime and building thereon.

Easement for Sanitary Sewers and/or Storm Drainage, recorded in Book 4308, Page 575.

Easement recorded in Book 4308, Page 650 and Book 7873, Page 859.

This is improved property located at 5025 Hillsboro 5B Nashville TN 37215

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantees, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except for current taxes, and restrictions and easements of record. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantees, its successors, heirs and assigns against the lawful claims of all persons whatsoever.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 15th day of September, 2022.

The Alexander Trust, dated September 2, 1992

Narvel W. Blackstock, Trustee

By: Narvel W. Blackstock, Trustee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Narvel W. Blackstock, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained and who further acknowledged that he is the Trustee of the Alexander Trust, dated September 2, 1992, the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at Office, this 15th day of September, 2022.

Notary Public

RYAN DIECK
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES MAY 7, 2024

TRUE COPY CERTIFICATION

I, GEORGE E. MUDTER, JR., do hereby make oath that I am a licensed attorney and/or the custodian of the original version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document and authenticated according to law on 9/15/22

GEORGE E. MUDTER, JR.
Dated 9/15/22

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Stacy L. Thomas, a Notary Public for this County and State, George E. Mudter, Jr., who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Dated 9/15/22
Notary's Signature
My Commission Expires: 10/2/2023
Notary Seal:

