Karen Johnson Davidson County
Batch# 920178 DEEDWARR
09/22/2022 10:37:11 AM 2 pgs
Fees: $13.00 Taxes: $943.50
20220922-0105352

This Instrument Prepared by:
Legends Title Services, LLC
105 Industrial Drive, Ste. 7
Mt. Juliet, TN 37122

ADDRESS NEW OWNER:
Lisa Withers & Mark Withers
4554 S. Trace Blvd
Old Hickory, TN 37138

SEND TAX BILL TO:

New Owner

MAP/PARCEL 064-09-0A-021.00-CO

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid by hereinafter named GRANTEE, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Kathryn Lindsey Briskie, unmarried, hereafter called the GRANTORS,** have bargained and sold, and by these presents, do transfer and convey unto **Lisa Withers and Mark Withers, wife and husband, hereafter called the GRANTEES,** their heirs and assigns, that certain tract or parcel of land located in Davidson County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Unit No. 4554 on the Plan of Southfork Condominiums, Phase One, as established by and shown in Exhibit "C" to the Master Deed for Southfork Condominiums, Phase One, of record in Book 6783, Page 839; as amended in Book 6994, Page 447; and further amended in Instrument No. 20020327-0037726, Register's Office for Davidson County, Tennessee; and as shown on the plan of record in Book 6250, Page 386, as amended in Book 6900, Page 132, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Kathryn Lindsey Briskie, unmarried by Warranty Deed from Curtis F. Seals, single man of record in Instrument No. 20170404-0032731 Register's Office for Davidson County, Tennessee, dated March 31, 2017 and recorded on April 04, 2017.

This is improved property known as: **4554 S. Trace Blvd, Old Hickory, Tennessee 37138.**

THIS CONVEYANCE is made subject to all taxes, restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

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,

GRANTORS do covenant with the said GRANTEES that they are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and warrant that the same is unencumbered unless otherwise herein set out; and,

GRANTORS do further covenant and bind themselves, their 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.

Return to:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212
FILE #: B-KL-22-4554

Possession to be given 19th day of September, 2022.

WITNESS MY HAND on this the 19th day of September, 2022.

Kathryn Lindsey Briskie

STATE OF TENNESSEE
COUNTY OF WILSON

Personally, appeared before me, the undersigned Notary Public in and for the aforesaid said County and State, **Kathryn Lindsey Briskie,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledge that she executed the within Warranty Deed for the purposes therein contained.

WITNESS my hand and official seals at office this 19th day of September, 2022.

NOTARY PUBLIC

My Commission Expires: _____

SANDRA L. MITSOS STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY My Commission Expires 06-25-2024

STATE OF TENNESSEE
COUNTY OF WILSON

The actual value or consideration, whichever is greater, for this transfer is $255,000.00.

AFFIANT

Subscribed and sworn to before me this the 19th day of September, 2022.

NOTARY PUBLIC

My Commission Expires: _____

SANDRA L. MITSOS STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY My Commission Expires 06-25-2024

File No: 220412