This instrument prepared by:
Momentum Title, LLC
131 Saundersville Road, #130
Hendersonville, TN 37075
File Number: 6-18969-TC

Karen Johnson Davidson County
Batch# 921968 DEEDWARR
09/27/2022 01:32:30 PM 3 pgs
Fees: $18.00 Taxes: $932.40
20220927-0106915

STATE OF TENNESSEE
COUNTY OF SUMNER

The actual consideration or value, whichever is greater, for this transfer is $252,000.00.

Affiant

Subscribed and sworn to before me, this the 26th day of September, 2022.

Notary Public
My Commission Expires: 4/23/2025

Crystal Johnson
State of Tennessee Notary Public
Sumner County

Address New Owner(s)	Send Tax Bills To:	Map-Parcel Number(s)
Carissa A. Sawyer 1515 Bridgecrest Dr. Unit 418 Antioch, TN 37013	Rocket Mortgage, LLC 1050 Woodward Ave. Detroit, MI 48226	149-15-0B-074-00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, I, **Kasey N. Freeman, an unmarried person,** hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto **Carissa A. Sawyer, an unmarried woman,** hereinafter called the Grantee, her 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 Lot No. 418 on the Plan of Final Plat Cambridge Forest Townhomes. Final Subdivision Plat of record in Plat at Instrument No. 20040224-0020966, in the Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Kasey N. Freeman, an unmarried person by Warranty Deed from Remon Elias nka Remon Monir and Nermin Saman, married of record as Instrument No. 20191028-0110170 in the Register's Office for Davidson County, Tennessee, dated October 21, 2019 and recorded on October 28, 2019.

Being also known as 1515 Bridgecrest Drive, Unit 418, Antioch, TN 37013

This is improved property located at: **1515 Bridgecrest Drive, #418, Antioch, TN 37013**

This conveyance is made subject to 1) Property taxes for the year **2022** a lien not yet due and payable. Said taxes have been prorated between the parties as of the date of this instrument, with the Grantor paying their prorated share thereof to the Grantee who will be responsible for payment of said taxes; 2) all applicable zoning ordinances; 3) utility, sewer, drainage and other easements of record; 4) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record; 5) building restrictions; and 6) other matters of public record.

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 do 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. Whenever used, the singular number 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 26th day of September, 2022.

GRANTOR:

Kasey N. Freeman

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Kasey N. Freeman, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that she executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and seal at office this 26th day of September, 2022.

STEPHANIE LUNA
STATE OF TENNESSEE NOTARY PUBLIC
MAURY COUNTY
MY COMMISSION EXPIRES 6-25-2025

Notary Public
My Commission expires: 6-25-25

Tennessee Certification of Electronic Document

I, Gregory Vadner, 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 9/22/22 (date of document).

Affiant Signature

9/27/22
Date

State of TN

County of Sumner

Sworn to and subscribed before me this 27 day of Sept., 2022.

Notary's Signature

MY COMMISSION EXPIRES: 4/23/2025

NOTARY'S SEAL

Crystal Johnson
State of Tennessee Notary Public
Sumner County

202209270106915