Karen Johnson Davidson County
Batch# 936212 DEEDWARR
11/01/2022 10:06:30 AM 3 pgs
Fees: $18.00 Taxes: $558.70
20221101-0117781

WARRANTY DEED

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

STATE OF TN
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $151,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS 25 DAY OF October, 20 22

Notary Public

MY COMMISSION EXPIRES: 1/6/25
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Providence Title, LLC, 25 Century Blvd, Suite 402, Nashville, TN 37214

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
InvestSmart TN LLC	New owner	
(NAME)	(NAME)	075080A10000CO
202 Brooke Castle Dr	5133 Harding Pike B-10 #137	
(ADDRESS)	(ADDRESS)	
Hermitage TN 37076	Nashville, TN 37205	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, **Tammy Lamberth**, HEREINAFTER CALLED THE GRANTOR(S), HAS BARGAINED AND SOLD, AND BY THESE PRESENTS DOES TRANSFER AND CONVEY UNTO **InvestSmart TN LLC**, HEREINAFTER CALLED THE GRANTEE, ITS SUCCESSORS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson, COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

A certain condominium unit in Davidson County, Tennessee, described as follows:

Unit No. 202 in a Horizontal Property Regime as shown on the condominium site plan of Brooke Castle Condominiums as of record in Plat Book 6250, Page 156 and amended in Book 6727, Page 762, Register's Office, Davidson County, Tennessee.

Being the same property conveyed to Tammy Lamberth, a married woman, by virtue of that certain Quit Claim Deed dated September 8, 2022, and being of record at Instrument No. 20220908-0100910, in the amount of $.00 in the Register's Office of Davidson County, Tennessee.

Being the same property previously conveyed to Pamela D. Harshaw and Tammy Lamberth, as joint tenants with right of survivorship, by virtue of Warranty Deed dated May 14, 2008 at Instrument No. 20080519-0051463, in the Register's Office Of Davidson County, TN.

Grantor warrants that this property is not being used as her primary residence.

This conveyance is subject to all easements, restrictive covenants and conditions including those located in the Register's office of Davidson County, TN, and all other matters of record, including all items set out on any applicable plat of record.

This is improved unimproved x property, known as 202 Brooke Castle Dr. Hermitage. TN 37076
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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. 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 28th day of October, 2022.

Tammy Lamberth

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me a Notary Public in and for said State and County, duly commissioned and qualified, **Tammy Lamberth**, with whom I am personally acquainted, or proved to me to be on the basis of satisfactory proof, and who acknowledged that she executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at office this 28th day of October, 2022.

Notary Public

My Commission Expires: 1-6-25

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

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 10/28/22.

Affiant Signature

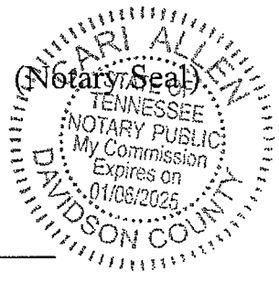
10/28/22
Date

State of TN
County of Davidson

Sworn to and subscribed before me this 28 day of October, 2022

Notary's Signature

(Notary Seal)



My Commission Expires: 1-6-25