Karen Johnson Davidson County
Batch# 936994 DEEDWARR
11/02/2022 02:27:54 PM 2 pgs
Fees: $13.00 Taxes: $3,278.20
20221102-0118474

PREPARED BY (AND RETURN TO):
Ivey Title, LLC

104 Woodmont Boulevard, Suite 100
Nashville, TN 37205
Phone (615) 298-3312 - Fax (615) 292-8746

Christy Wilkins Ivey *Margaret H. Taylor*

Ivey Title, LLC Ref: (DM) Title No.: 62870
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
William A. Vekovius Gay T. Vekovius 2101 Hobbs Court Nashville, TN 37215	NEW OWNER

TAX MAP PARCEL NUMBERS: 131010C01500CO

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$886,000.00**, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Tracey C. Williams, unmarried,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **William A. Vekovius and Gay T. Vekovius, husband and wife,** 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:**

Land in Davidson County, Tennessee, being Lot No. 2101 on the Plan of Park Place of record in Book 4860, page 124, revised in Book 5050, page 98, amended in Book 5798, page 732, Register's Office for said County, to which Plan reference is made for a more complete description.

Being the same property conveyed to Tracey C. Williams by Warranty Deed from Hal Mark Swann and Laura Swann Hons and Susan Swann Sutherland, devisees under the Last Will and Testament of Margaret Caillet Swann dated July 15, 2004 and recorded on July 22, 2004, of record in Inst. No. 20040722-0087581, Register's Office for Davidson County, Tennessee.

Description Reference: Described according to (or by reference to) the recorded subdivision Plan.

This conveyance is subject to: Taxes for 2023, and subsequent years; All matters shown on the Plan, with Owner's Certificate, of record in Book 4860, page 124, revised in Book 5050, page 98, amended in Book 5798, page 732, said Register's Office; The Declaration of Covenants, Conditions and Restrictions of record in Book 5041, page 433, Book 7565, page 192, Book 9729, page 54, Book 10491, page 211, Register's Office, which sets forth assessments, liens and other matters, to which Declaration reference is hereby made for more particulars; Charter of Park Place Homeowners Association, Inc. of record in Book 5052, page 546, said Register's Office.

This is improved property, known as 2101 Hobbs Court, Nashville, TN 37215

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 COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a 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.

WITNESS THE EXECUTION HEREOF this 26th day of October, 2022.

Tracey C. Williams

Tracey C. Williams

State of Tennessee

County of Davidson

On this 26th day of October, 2022, before me the undersigned authority, personally appeared Tracey C. Williams, 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.

MARGARET H. TAYLOR STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 07-09-2024

Margaret H. Taylor

Notary

My Commission Expires:

State of Tennessee

County of Davidson

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $886,000.00.

Affiant

Sworn and subscribed before me this 1st day of November, 2022.

Notary

My Commission Expires:

CHRISTY W IVEY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 07-06-2026