WARRANTY DEED

Karen Johnson Davidson County
Batch# 945380 DEEDWARR
11/29/2022 08:58:30 AM 3 pgs
Fees: $18.00 Taxes: $222.00
20221129-0125010

State of Tennessee
County of Rutherford

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $60,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 18th day of November, 2022

Notary Public

MY COMMISSION EXPIRES: _____

(AFFIX SEAL)

GREGG W. CLARKE
NOTARY PUBLIC
STATE OF TENNESSEE
MY COMMISSION EXPIRES
DECEMBER 11, 2022
WILSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Guaranty Title & Escrow Company, 721 President Place, Suite 100, Smyrna, TN 37167

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Huali Zhang	Wilson Bank & Trust	147-02-0 B 096.00 CO
(NAME)	(NAME)	
116 Key Road	1476 N. Mt. Juliet Rd	
(ADDRESS)	(ADDRESS)	
Lafayette, TN 37083	Mt. Juliet, TN 37122	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, **I, Jo Ann White, unmarried,** hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto **Huali Zhang,** hereinafter called the GRANTEES, their 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 Unit No. E-114 together with the appurtenant interest in the common elements of Caldwell Court Condominiums, a horizontal property regime established by Master Deed, of record in Book 6188, Page 744, and amended as Instrument Nos. 20070509-0055551 and 20071011-0120947 said Register's Office, said Unit being depicted on the Condominium Site Plan attached as Exhibit "A-2' to the aforementioned Master Deed.**

Being part of the same property conveyed to Jo Ann White by deed of record in Instrument No. 20220506-0052584, Register's Office for Davidson County, Tennessee.

This conveyance is subject to restrictions, conditions, easements, reservations and other matters of record.

unimproved ☐

This is improved ☑ property, known as 550 Harding Place, Unit E-114, Nashville, TN 37211
(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/our hands this 18th day of November, 2022.

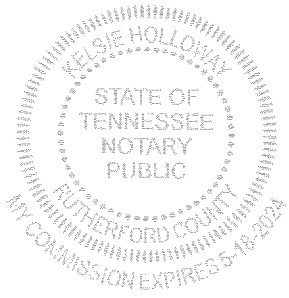
Jo Ann White

State of Tennessee
County of Rutherford

Personally appeared before me the undersigned, a Notary Public in and for said County and State, the within named Jo Ann White the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and seal this 18th day of November, 2022.

Notary Public Kelsie Holloway
My Commission Expires: 5/18/2024



File No.: 22694

Certificate of Authenticity

I, Celia Stewart-Rouse, 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 11/18/22.

Date

Celia Stewart-Rouse

Affiant Signature

11/18/22

Date

State of Tennessee

County of Wilson

Sworn to and subscribed before me this 18th day of November, 2022.

Notary's Signature

My Commission Expires: 4/28/23

Date

Notary's Seal

TAMMY DUNCAN
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

202211290125010