STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $405,000.00

Affiant

Subscribed and sworn to before me, this the 29th day of December, 2022.

Notary Public

My Commission Expires: _____
(AFFIX SEAL)

PAMELA AUTRY
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY
My Commission Expires 12-19-2023

Karen Johnson Davidson County
Batch# 956158 DEEDWARR
12/29/2022 02:10:30 PM 3 pgs
Fees: $18.00 Taxes: $1,498.50
20221229-0133654

THIS INSTRUMENT WAS PREPARED BY:
GREENVUE TITLE & ESCROW, LLC
2207 Crestmoor Road, Suite 101
Nashville, TN 37215

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills to:	Map-Parcel No.(s):
Metanoya Zendi Webb	Legacy Home Loans	142-07-0F-049.00 CO
7252 Highway 70 S. #1105	1036 Stearmen Dr #6	
Nashville, TN 37221	White House, TN 37188	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE, AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

Mitchell Potts and Marissa Baysinger N/K/A Marissa Potts, husband and wife

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Metanoya Zendi Webb, 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. 49, Unit No. 1105 on the Plan of Bellevue Commons Townhomes, a Planned Unit Development established under the proper provisions of the Tennessee Horizontal Property Act, and shown on Exhibit "A" of the Master Deed and By-Laws of record in Inst. No. 20000720-0071772, and re-recorded in Inst. No. 20000828-0084760; as amended in Instrument No. 20060824-0104869, Register's Office for Davidson County, Tennessee.

BEING the same property conveyed to Mitchell Potts and Marissa Baysinger, both unmarried, as joint tenants with rights of survivorship, by Warranty Deed from Richard B. Kreps, unmarried, dated 12/3/2020 and recorded 12/10/2020 in Instrument No. 20201210-0144622; and the same property previously conveyed to Richard B. Kreps, an unmarried man, by Warranty Deed from Lora D. Thomas, unmarried, dated 9/25/2015 and recorded 9/28/2015 in Instrument No. 20150928-0098144, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO TAXES FOR THE CURRENT YEAR, ANY AND ALL ZONING REGULATIONS, RESTRICTIONS, SETBACK LINES, EASEMENTS, AND ENCUMBRANCES OF RECORD, IF ANY, AS MAY AFFECT THE PREMISES.

This is improved ☒ Unimproved ☐ property known as 7252 Highway 70 S. #1105, Nashville, TN 37221.

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, her heirs and assigns, forever; and Grantors do covenant with said Grantee that Grantors are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same in 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 Grantee, her 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 hand(s) this 29th day of December, 2022.

Mitchell Potts

Marissa Potts

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Mitchell Potts and Marissa Potts with whom I am personally acquainted with (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 29th of December, 2022.

Notary Public

My Commission Expires: 9.21.2024

(SEAL)

Jennifer Harris
State Of Tennessee Notary Public
County of Rutherford

True Copy Certification

I, **Pam Autry,** 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 this the 29th day of December, 2022.

Affiant Signature
Date 12/29/2022

State of TENNESSEE
County of DAVIDSON

Sworn to and subscribed before me this the 29th day of December, 2022.

Notary's Signature
MY COMMISSION EXPIRES: 8-20-2023

JOHN W. BISHOP
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON