RECORD AND RETURN TO:
Limestone Title and Escrow, LLC
580 Franklin Rd.
Suite 203
Franklin, Tennessee 37069
File No.: QLC-12181-2022

Karen Johnson Davidson County
Batch# 957095 DEEDWARR
01/03/2023 11:54:30 AM 3 pgs
Fees: $18.00 Taxes: $501.79
20230103-0000230

WARRANTY DEED

LEE E. CRANFORD - NOTARY PUBLIC AT LARGE - STATE OF TENNESSEE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $135,618.00.

Becky J. Day
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30 day of DEC, 2022

NOTARY PUBLIC

My commission expires: 11/6/2023

THIS INSTRUMENT PREPARED BY:
Limestone Title and Escrow, LLC, 580 Franklin Road, Suite 203, Franklin, Tennessee 37069

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Becky J. Day 5936 Abbott Dr Nashville, TN 37211	Same address as new owner	172-12-0D-446-00

FOR AND IN CONSIDERATION of the sum of ONE HUNDRED THIRTY FIVE THOUSAND SIX HUNDRED EIGHTEEN AND 00/100 Dollars ($135,618.00) and other good and valuable consideration, cash in hand paid by the hereinafter named Grantee(s), the receipt of which is hereby acknowledged; the undersigned, **REBECCA H. COOPER, UNMARRIED**, hereinafter called the Grantor(s), has bargained and sold and by these presents do hereby transfer and convey unto, **BECKY J. DAY, MARRIED**, hereinafter called the Grantee(s), their heirs and assigns forever, that certain parcel of real estate situated in Davidson County, Tennessee, and being further described as follows, to-wit:

Land in Davidson County, Tennessee, being Unit No. V-8 as shown on Exhibit B1 and B6 of the Supplemental Declaration of Charter, Easements, Covenants and Restrictions for the Residential Neighborhood of Lenox Village, a Traditional Neighborhood Development, Annexing Additional Property to the Town Center Homes, a Horizontal Property Regime and Residential Neighborhood (Section Two. The Town Center Homes) of record as Instrument No. 20050324-0032209, as amended by Instrument No. 20050815-0096405, in the Register's Office for Davidson County, Tennessee. Also being a part of the same property shown on the Plan of Section 2, The Town Center Homes at Lenox Village, of record in Instrument No. 20050322-0031182, revised in Instrument No. 20061103-0136911, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Rebecca H. Cooper, Unmarried from Thomas M. Hunter, Jr. and wife, Jessica D. Hunter, by Warranty Deed dated 07/31/2008 and recorded 08/05/2008 in Instrument No. 20080805-0080795, Register's Office of said County.

This conveyance is made subject to all matters as shown of record in the Register's Office for Davidson County, Tennessee; and to the zoning and subdivision regulations of the appropriate governmental body.

This is ___unimproved _X__ improved property, known as: 7232 Althorp Way, #V8, Nashville, TN 37211

TO HAVE AND TO HOLD said real estate, together with all of the appurtenances, estate and title thereunto belonging, unto the said Grantee(s), their heirs and assigns, forever.

The undersigned covenant with the said Grantee(s) that they are lawfully seized and possessed of said real estate; that they have a good right to convey the same; and that it is unencumbered except by lien of the current year property taxes, which taxes are being prorated between the parties.

The undersigned further covenant and bind themselves, their heirs and assigns, forever to warrant and defend the title to said real estate unto the said Grantee(s), their heirs and assigns, against the lawful claims of all persons, whomsoever.

WITNESS MY/OUR HANDS, this 30th day of December, 2022

GRANTOR(S)

Rebecca H. Cooper

Rebecca H. Cooper

STATE OF TENNESSEE
COUNTY OF **WILLIAMSON**

Personally appeared before me, a Notary Public, Rebecca H. Cooper, 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 the 30th day of DEC, 2022.

Notary Public

LEE E. CRANFORD

Printed Notary Name

My commission expires: 11/6/2023

LEE E. CRANFORD
NOTARY PUBLIC AT LARGE
STATE OF TENNESSEE

TRUE COPY CERTIFICATION

I, Jennifer L. Pennell, 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 12/30/22 (date of document).

Jennifer L. Pennell

1/3/23
Date

State of Tennessee
County of Williamson

Sworn to and subscribed before me this 3 day of January, 2023.

Notary's Signature

My Commission Expires: _____

Notary's Seal

