BOX 10-A

# WARRANTY DEED

Karen Johnson Davidson County
Batch# 961904 DEEDWARR
01/18/2023 09:54:07 AM 2 pgs
Fees: $13.00 Taxes: $1,054.50

20230118-0003999

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS ~~$285,000.00~~

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS 17th DAY OF JANUARY, 2023.

Notary Public

MY COMMISSION EXPIRES: 4/27/2025

(AFFIX SEAL)

STATE OF TENNESSEE NOTARY PUBLIC JOSEPH W. WHITE COUNTY OF WILLIAMSON

RETURN TO:
PREMIER ESCROW, LLC
4301 HILLSBORO PIKE, STE 300
NASHVILLE, TN 37215

**THIS INSTRUMENT WAS PREPARED BY**
Hardeman, Montgomery & Potter, 4301 Hillsboro Pike, Suite 300, Nashville, TN 37215

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| David Voong | Same as New Owner | |
| (NAME) | (NAME) | 092-12-0A-208.00-CO |
| 10239 Funchal Ct. | | |
| (ADDRESS) | (ADDRESS) | |
| Elk Grove, CA 95757 | | |
| (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, I, **KAY S. MCCONVILLE, TRUSTEE OF THE KAY S. MCCONVILLE TRUST U/A/D OCTOBER 28, 2021**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **DAVID VOONG AND TERESA VOONG, HUSBAND AND WIFE,** 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:

**A certain Condominium Unit in Davidson County, Tennessee, described as follows: Unit No. 208 in a Horizontal Property Regime of State House Manor, of record in Book 7333, page 56, said Register's Office, to which plan reference is made for a more complete description.**

**Being the same property conveyed to Kay S. McConville, a single woman by Warranty deed from Pamela Roberts Allen and John Roberts, As Co-Trustee's for The Baymar Family Trust Dated May 11, 2009 of record in Instrument No. 20210421-0053035 Register's Office for Davidson County, Tennessee, dated April 07, 2021 and recorded on April 21, 2021.**

**Being the same property conveyed to Kay S. McConville, Trustee of the Kay S. McConville Trust U/A/D October 28, 2021 by Quitclaim Deed from Kay S. McConville, Unmarried of record in Instrument No. 20220126-0009357, Register's Office for Davidson County, Tennessee, dated January 20, 2022 and recorded on January 26, 2022.**

**This conveyance is subject to all easements, restrictive covenants and conditions, and all other matters of record, including all items set out on any applicable plat of record.**

unimproved
This is improved x property, known as 1808 State Street #208, Nashville, TN 37203-2213
(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 29 day of December, 2022

THE KAY S. MCCONVILLE TRUST U/A/D OCTOBER 28, 2021

BY: _____

KAY S. MCCONVILLE, TRUSTEE

STATE OF CALIFORNIA
COUNTY OF Contra Costa

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truth fullness, accuracy, or validity of that document.

Before me, the undersigned notary public of the state and county aforementioned, personally appeared Kay S. McConville, 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, and who further acknowledged that she is Trustee of The Kay S. McConvilleTrust and executed the within instrument as such Trustee.

Witness my hand and official seal this 29th day of December, 2022.

Commission expires: 03/27/2022

Paul Hattersley
Notary Public

MGC1 PAUL HATTERSLEY COMM. # 2398821 NOTARY PUBLIC - CALIFORNIA CONTRA COSTA COUNTY COMM. EXPIRES MAR. 27, 2026 MGC1