Karen Johnson Davidson County
Batch# 966272 DEEDWARR
02/01/2023 01:52:30 PM 3 pgs
Fees: $18.00 Taxes: $5,180.00
20230201-0007477

Prepared by and return to:

5 Star Title of Tennessee, LLC
1616 Westgate Circle, Ste 227
Brentwood, Tennessee 37027

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $1,400,000.00.

Affiant

Subscribed and sworn to before me this 30th day of January, 2023.

Notary Public
My Commission Expires:

SHARON FERNANDEZ
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 3-3-2026

File No.: 2023-568

Address of New Owner:	Send Tax Bills to:	Tax Information:
Different Class LLC	New Owner	
200 S 11th St		083-09-0-229.00
Nashville TN. 37206		

WARRANTY DEED

For and in 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, we

Deborah K. Stokes, a single woman

hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto

Different Class LLC, a limited liability company

hereinafter called the GRANTEES, their heirs and assigns, the following tract or parcel of land, to-wit:

Land in Davidson County, Tennessee, being Lot No. 208 on the Plan of East Edgefield of record in Plat Book 21, Page 147, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Ray E. May by Warranty Deed from Deborah K. Stokes, an unmarried woman, of record in Instrument No. 20100914-0073076 Register's Office for Davidson County, Tennessee, dated September 11, 2010 and recorded on September 14, 2010.

Being the same property conveyed to Deborah K. Stokes by Deed dated June 18, 2021 from Ray E. May, an unmarried man, recorded June 21, 2021, in Instrument Number 20210621-0083386, in the Official Records of Davidson County, Tennessee.

This conveyance is subject to any and all restrictions and easements of record.

This is _XX___ improved _____unimproved property and the address of the herein described property is believed to be 200 South 11th Street, Nashville, TN 37206, but such address is not part of the legal description of the property herein and in the event of any discrepancy, the legal description herein shall control.

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 30th day of January, 2023.

Deborah K. Stokes

Deborah K. Stokes

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a notary public in and for said county and state, the within named Deborah K. Stokes with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Brentwood, Tennessee this 30th day of January, 2023.

Notary Public at Large

KIMBRA SPANN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

My Commission Expires: 2/20/23

Tennessee Certification of Electronic Document

I, Regina Sullo, 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 1/30/23 (date of document).

Regina Sullo
Affiant Signature

2/1/23
Date

State of TN

County of DAVIDSON

Sworn to and subscribed before me this 1 day of February, 2023.

Notary's Signature

NOTARY'S SEAL

SHARON FERNANDEZ
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 3-3-2026

MY COMMISSION EXPIRES: 3/3/26