Karen Johnson Davidson County
Batch# 969062 DEEDWARR
02/08/2023 04:10:30 PM 3 pgs
Fees: $18.00 Taxes: $4,625.00
20230208-0009357

WARRANTY DEED

ANN K GALL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS $1,250,000.00

AFFIANT

SUBSCRIBED AND SWORN TO ME ON 02/08/2023.

NOTARY PUBLIC

MY COMMISSION EXPIRES 9-6-26

THIS INSTRUMENT PREPARED BY
CLOSED Nashville LLC, 278 Franklin Road
160
Brentwood, TN 37027
file # 2023-3043

ADDRESS OF NEW OWNER	SEND TAX BILLS TO **If left blank please use the address of the new owner**	MAP-PARCEL
Chelsey Merideth Bibb and Robert Monroe Norman	New Owner	105-01-2J-002.00-CO
907 Southside Place		
Nashville, TN 37203		

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

Jeffrey L. Mitchell II and Rachel L. Mitchell, husband and wife

HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Chelsey Merideth Bibb and Robert Monroe Norman

HEREINAFTER CALLED THE GRANTEE(S), 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 907, as established in Declaration of Covenants, Conditions and Restrictions for Townhomes at 905-907 Southside, a Horizontal Property Regime with Private Elements of record at Instrument No. 20160811-0083549, in the Register's Office of Davidson County, Tennessee with plan attached as Exhibit "C" to which plan reference is hereby made for a more particular description of said property.

Being the same property conveyed to Jeffrey L. Mitchell, II, and Rachel L. Mitchell, husband and wife, by Warranty Deed from D&M Development, LLC, a North Dakota Limited Liability Company, of record in Instrument No. 20170901-0090449 Register's Office for Davidson County, Tennessee, dated August 25, 2017 and recorded on September 01, 2017.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

TAXES FOR THE YEAR 2023 AND SUBSEQUENT YEARS.

ANY AND ALL EXISTING EASEMENTS, RESTRICTIONS AND MATTERS SHOWN OF RECORD IN THE REGISTER'S OFFICE FOR Davidson, TENNESSEE.

This is property known as 907 Southside Place Nashville, TN 37203

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 that we 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 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 on February 6, 2023.

Jeffrey L. Mitchell, II

Rachel L. Mitchell

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Personally appeared before me, a Notary Public of said County and State, Jeffrey L. Mitchell, II and Rachel L. Mitchell, the within named grantor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged executing the within instrument for the purposes therein contained.

Witness my hand and official seal, this February 6, 2023.

Notary Public

My Commission Expires: 2/8/23

CHERYL D BOLANDER
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

File #: 2023-3043

RECORD & RETURN TO:

CLOSED NASHVILLE, LLC

278 Franklin Road, Suite 160

Brentwood, TN 37027

Tennessee Certification of Electronic Document

I, Benjamin Seamon, 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 certified true and exact copy of the original document executed and authenticated according to law on 2-8-23.

Affiant Signature

2-8-23

Date

State of Tennessee

County of Williamson

Sworn to and subscribed before me this 8 day of February, 2023.

Notary's Signature

MY COMMISSION EXPIRES: 12/16/25

JENNIFER CROWELL
STATE OF TENNESSEE
NOTARY PUBLIC
LEWIS COUNTY