Karen Johnson Davidson County
Batch# 969709 DEEDWARR
02/13/2023 10:43:31 AM 2 pgs
Fees: $13.00 Taxes: $1,073.00
20230213-0010273

(2)

Prepared by:
Record and Return to:
Chapman & Rosenthal Title, Inc.
1620 Westgate Circle, Suite 150
Brentwood, TN 37027

PREPARED BY & RETURN TO:
Realty Title & Escrow Company, Inc.
599 Sam Ridley Pkwy W, Ste 100
Smyrna, TN 37167

STATE OF TENNESSEE,
COUNTY OF Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $290,000.00.

M. Adamson

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10TH DAY OF FEBRUARY, 2023.

Tara Jones

Notary Public

TARA JONES STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF WILLIAMSON
My Commission Expires Sep. 21, 2026

MY COMMISSION EXPIRES:

(AFFIX SEAL)

04-NSH22-05352

Address of New Owner:	Send Tax Bills to:	Tax Information:
Amanda M Morris and Nancy Marshall 4848 Bevendean Drive #14 Nashville, TN 37211	New Owner	161-09-0A-096.00-CO

WARRANTY DEED

For and in consideration of the sum of ten dollars and no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Anthony P. Adamson and Stephanie Michele Adamson, Trustees of the Anthony and Stephanie Adamson Living Trust dated July 21, 2006**, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to **Amanda M Morris, unmarried and Nancy A. Marshall, married, as joint tenants with right of survivorship**, hereinafter called the Grantees, their successors 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 No. D-14 as set forth on Exhibit "E" to the Master Deed Establishing Brighton Village, a condominium form of ownership and use in the manner provided under the provisions of Tennessee Code Annotated, Title 66, Chapter 27, Section 101, et seq., as amended of record in Instrument No. 20080117-0005582, as amended by Exhibit "A" to the First Amendment to the Master Deed of record in Instrument No. 20080808-0081965 and corrected by Exhibit "A" to the Instrument of Correction of record in Instrument No. 20110520-0038914, in the Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Anthony P. Adamson and Stephanie M. Adamson by Warranty Deed from Ashley Lauren Temple, an unmarried woman, of record in Instrument No. 20180430-0040435, Register's Office for Davidson County, Tennessee, dated April 27, 2018 and recorded on April 30, 2018. (Value of consideration shown in aforementioned deed $202,000.00.)

Being the same property conveyed to Anthony P. Adamson and Stephanie Michele Adamson, Trustees of the Anthony and Stephanie Adamson Living Trust date July 21, 2006 by Quitclaim Deed from Anthony P. Adamson and Stephanie M. Adamson, husband and wife, of record in Instrument No. 20211104-0147811, Register's Office for Davidson County, Tennessee, dated September 08, 2021 and recorded on November 04, 2021.

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

This property is improved property known as: 4848 Bevendean Drive #14, Nashville, TN 37211

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 10th day of February, 2023

Anthony P. Adamson and Stephanie Michele Adamson, Trustees of the Anthony and Stephanie Adamson Living Trust dated July 21, 2006

BY: _____, TRUSTEE
Anthony P. Adamson

BY: _____, Trustee
Stephanie Michele Adamson

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 Anthony P. Adamson, Trustee of the Anthony P. Adamson and Stephanie Michele Adamson, Trustees of the Anthony and Stephanie Adamson Living Trust dated July 21, 2006 Trust, 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 seal at Brentwood, Tennessee, this 9th day of February, 20 23.

_____
Notary Public

My Commission Expires: 06.14.25

FAITH L. LOWE
TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON