RECORD AND RETURN TO:
Limestone Title and Escrow, LLC
580 Franklin Rd. Suite 203
Franklin, Tennessee 37069
File No.: QTN-16330-2023

Karen Johnson Davidson County
Batch# 1043166 DEEDWARR
08/28/2023 10:22:30 AM 3 pgs
Fees: $18.00 Taxes: $1,035.63
20230828-0066994

WARRANTY DEED

JENNIFER L. PENNELL
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DICKSON
MY COMM. EXPIRES JUNE 23, 2026

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $279,900.00.

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25 day of Aug 2023

NOTARY PUBLIC

My commission expires:

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
Shushanik Danielyan and Armen Nadryan 5951 Fishing Creek Rd Nolensville, TN 37135	Same address as new owner	172-12-0D-408.00

FOR AND IN CONSIDERATION of the sum of TWO HUNDRED SEVENTY NINE THOUSAND NINE HUNDRED AND 00/100 Dollars ($279,900.00) 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, **CHARLES MICHAEL MEYER AND CRYSTAL BRIGHT MEYER, HUSBAND AND WIFE**, hereinafter called the Grantor(s), has bargained and sold and by these presents do hereby transfer and convey unto, **SHUSHANIK DANIELYAN, A MARRIED WOMAN, AND ARMEN NADRYAN**, 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 S-6 as shown on Exhibit B2 & B5 to 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 and shown as Exhibit A and B of 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 as Instrument No. 20050322-0031182 in said Register's Office.

Being the same property conveyed to Charles Michael Meyer and Crystal Bright Meyer, husband and wife, from Eva Bright, unremarried window, by Quitclaim Deed dated May 20, 2022 and recorded May 20, 2022 in Instrument #20220520-0059171, said Register's Office.

Being the same property conveyed to Donald Bright and Eva Bright from Ruby W. Millner by Warranty Deed dated April 16, 2012 and recorded April 17, 2012 in Instrument #20120417-0032556, said Register's Office. The said Donald Bright having died July 30, 2015, leaving Eva Bright as surviving spouse as fee simple owner.

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: 7233 Althorp Way, S6, 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 25th day of August, 2023

GRANTOR(S)

Charles Michael Meyer

Crystal Bright Meyer

STATE OF TENNESSEE
COUNTY OF Williamson

Personally appeared before me, a Notary Public, Charles Michael Meyer and Crystal Bright Meyer , with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and seal, this the 25th day of Aug, 2023.

Notary Public

Helen Ponchillia

Printed Notary Name

My commission expires: September 28, 2026

HELEN PONCHILLIA
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
MY COMM. EXPIRES SEPTEMBER 28, 2026

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 Aug 25, 23 (date of document).

Jennifer L. Pennell

Aug 25, 23
Date

State of Tennessee
County of Williamson

Sworn to and subscribed before me this 25 day of Aug, 2023.

Notary's Signature

My Commission Expires: _____

Notary's Seal

