WARRANTY DEED

Karen Johnson Davidson County
Batch# 1046335 DEEDWARR
09/05/2023 02 11 09 PM 2 pgs
Fees $13 00 Taxes $2,205 20

20230905-0069506

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $596,000 00

Denise Woods
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31ST DAY OF AUGUST, 2023

Notary Public

MY COMMISSION EXPIRES _____
(AFFIX SEAL)

DEBRA LEST
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 03-09-2027

THIS INSTRUMENT WAS PREPARED BY
Foundation Title & Escrow Series, LLC, 7112 Crossroads Blvd, Suite 100, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NO (S)
William Walter Collins and Elvira Casal	InterLinc Mortgage	160-15-0C-022 00
(NAME) 5601 Cloverland Dr Unit 124	(NAME) 5875 N Sam Houston Pkwy West Suite 300	
(ADDRESS) Brentwood, TN 37027	(ADDRESS) Houston TX 77086	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of Ten and No/100 Dollars ($10 00), cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, **Vickie M. Evans, a widow**, hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto **William Walter Collins and Elvira Casal, 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 tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

A Condominium Apartment in Davidson County, Tennessee, being Unit No. 124, Cloverland Hall, a Horizontal Property Regime pursuant to the Tennessee Horizontal Property Act, as shown on the Plan of Record in Instrument No. 20021101-0134432, Register's Office for said County, to which source reference is hereby made for more complete details of description, together with the said Apartment's appurtenant undivided interest in the general and limited common elements of the Condominium. Located at the corner of Old Hickory Boulevard, Cloverland Drive and Valley View Road, Brentwood, Davidson County, Tennessee, as shown on the plat of Cloverland Hall, recorded in Instrument No. 20021101-0134432, Register's Office for Davidson County, Tennessee, and described in a Master Deed recorded in Instrument No 20021105-0135643, Register's Office for Davidson County, Tennessee, to which document reference is hereby made The easements, restrictive covenants, conditions and regulations imposed upon and relating to the apartments, property, co-owners and tenants of Cloverland Hall, Condominium Apartments, contained in said Master Deed and By-Laws appended thereto, recorded in Instrument No 20021105-0135643, Register's Office for Davidson County, Tennessee, are incorporated in this deed by reference and made a part hereof

the same as though copied herein

Being the same property conveyed to Vickie M Evans, an unmarried woman from Hardy R Moyers and wife, Sandra W Moyers by Warranty Deed dated September 15, 2017 and recorded on September 19, 2017 in Instrument No 20170919-0095731, Register's Office for Davidson County, Tennessee

This conveyance is subject to (a) all restrictions of record, (b) all easements of record, (c) all visible easements, (d) all matters appearing on the plan(s) of record, and (e) all matters referenced in the master deed and by-laws, and (f) all applicable government and zoning regulations

This is improved ☒ property, known as 5601 Cloverland Dr Unit 124, Brentwood, TN 37027

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 I do covenant with the said Grantees that I am 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 I do further covenant and bind myself, my 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 31st day of August, 2023

Vickie M . Evans
Vickie M Evans

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State Vickie M Evans, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained

Witness my hand and official seal, this the 31st day of August, 2023.

Laura Elizabeth Mathis
Notary Public

My Commission Expires: 3-28-26

LAURA ELIZABETH MATHIS NOTARY PUBLIC STATE of TENNESSEE WILLIAMSON COUNTY