Karen Johnson Davidson County
Batch# 1046561 DEEDWARR
09/06/2023 10:12:30 AM 3 pgs
Fees: $18.00 Taxes: $1,248.75
20230906-0069792

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS 337,500.00

Alex Imece
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st day of August, 2023

Notary Public

MY COMMISSION EXPIRES: 2/17/2027

(AFFIX SEAL)

CASSIE LOVVORN
STATE OF TENNESSEE
NOTARY PUBLIC
WILLIAMSON COUNTY

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY
LEHMAN TITLE & ESCROW, LLC 1646 WESTGATE CIR, STE 102 BRENTWOOD, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Alex Imece, Serife Imece, and Engin Imece	T2 Financial LLC DBA Revolution Mtg. ~~New Owner~~	160-14-0D-044-00CO
(NAME) 5786 Stone Brook Drive	(NAME) 480 Old Worthington Rd., Ste. 300	
(ADDRESS) Brentwood, TN 37027	(ADDRESS) Westerville, OH 43082	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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,

ALISHA SHOATES-JAMES, MARRIED

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

ALEX IMECE, AN UNMARRIED MAN AND ENGIN IMECE AND SERIFE IMECE, 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:

Land in Davidson County, Tennessee, being Unit No. 5786, on the Plan of Brentwood Trace Condominiums, Section II, a Horizontal Property Regime, located on Fox Ridge Drive and Stone Brook Drive, Brentwood, Davidson County, Tennessee, as established by the Master Deed of record in Book 5818, Page 915, and as shown on the plan of record in Book 5200, Page 376 and 377, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Alisha Shoates-James by Deed dated December 1, 2021 from Jessica F. Brady and husband, Bryant K. Brady, Jr., recorded December 17, 2021, in Instrument Number 20211217-0166942, in the Official Records of Davidson County, Tennessee. Alisha Shoates-James warrants that this property is not her usual place of residence and is not subject to any marital interests therein

THIS CONVEYANCE IS SUBJECT TO: (1) Taxes which have been prorated and assumed by Grantee; (2) All restrictions of record; (3) All easements of record; (4) All visible easements; (5) All matters appearing on the plan of record; (6) All applicable governmental and zoning regulations.

This *Improved* property is commonly known as: 5786 Stone Brook Drive, Brentwood, TN 37027

LT&E File #20419

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 hand(s) this 29th day of August, 2023

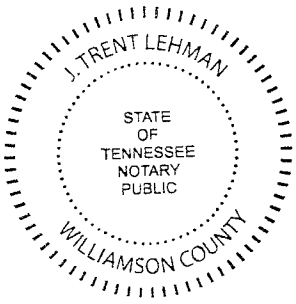
Alisha Shoates-James

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

On this 29th day of August, 2023, before me personally appeared Alisha Shoates-James, to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that such person (or persons) executed the same as such person's (or persons') free act and deed.

Witness my hand, at office, this 29th day of August, 2023.

Notary Signature
My commission expires: 11/3/25



LT&E File #20419

Certificate of Authenticity

I, Joshua A. Terry, 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 8/29/23.

Affiant Signature – Joshua A. Terry

9/1/23

Date

State of Tennessee

County of Williamson

Sworn to and subscribed before on 9/1/23.

Notary Public

KATHLEEN WILLIAMS
TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

My Commission Expires: 5-10-27