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

Karen Johnson Davidson County
Batch# 1048757 DEEDWARR
09/12/2023 09 50 43 AM 2 pgs
Fees $13 00 Taxes $2,691 75

20230912-0071429

RECORD AND RETURN TO:
Limestone Title and Escrow, LLC
580 Franklin Rd.
Suite 203
Franklin, Tennessee 37069
File No.: QTN-16758-2023

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $727,500 00

Marla Baltz
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11th day of Sept, 2023

NOTARY PUBLIC

My commission expires. October 27, 2025

KATIE SHEFFIELD STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF WILLIAMSON My Commission Expires Oct 27, 2025

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
Redeemed Real Estate, LLC 9851 E Casitas Del Rio Dr Scottsdale, AZ 85255	Same address as new owner	104-10-0C-025-00

FOR AND IN CONSIDERATION of the sum of SEVEN HUNDRED TWENTY SEVEN THOUSAND FIVE HUNDRED AND 00/100 Dollars ($727,500.00) 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, **LISA TAMBORELLO LIPMAN, MARRIED**, hereinafter called the Grantor(s), has bargained and sold and by these presents do hereby transfer and convey unto, **REDEEMED REAL ESTATE, LLC, a Illinois limited liability company**, 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 No. 25 of Block A on the Plan of Revised Plan of Elmington Condominium, of record in Book 4660, page 60, Register's Office for said County, to which reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Lisa Tamborello Lipman from Angela Delight Shields, an unmarried woman, by Warranty Deed dated December 15, 2015 and recorded December 16, 2015 in Instrument #20151216-0126438, said Register's Office.

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 property is not a marital residence and as such is not subject to any homestead, dower or other marital interest as contemplated by T.C.A. 260-2-307 or other similar statute.

This is ___unimproved _X__ improved property, known as: 370 Elmington Avenue, Nashville, TN 37205

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 11th day of September, 2023

GRANTOR(S)

Lisa Tamborello Lipman

STATE OF TENNESSEE
COUNTY OF Williamson

Personally appeared before me, a Notary Public, Lisa Tamborello Lipman, 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 11th day of Sept., 2023.

Notary Public

Helen Ponchillia

Printed Notary Name

My commission expires: September 18, 2026

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