WARRANTY DEED

Karen Johnson Davidson County
Batch# 1065513 DEEDWARR
10/27/2023 10:02:30 AM 3 pgs
Fees: $18.00 Taxes: $1,979.50
20231027-0084123

File No.: RES-23-6009

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $535,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th day of October, 2023.

Notary Public

MY COMMISSION EXPIRES: 10/4/27
(AFFIX SEAL)

LILLIAN TURMAN
TENNESSEE
NOTARY
PUBLIC
My Comm Exp.
10/04/2027
COUNTY OF DAVIDSON

THIS INSTRUMENT WAS PREPARED BY
Commerce Title & Escrow, LLC
101 Lea Ave., Nashville, TN 37210

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Ronald A. Printz and Julia C. Printz	New Owner	172 10 0E 019.00
(NAME) 4516 South 254th Street Kent, WA 98032	(NAME) Same	
(ADDRESS)	(ADDRESS)	

For and in consideration of the sum of TEN DOLLARS, cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, I/WE, **BONNIE ISABELLE WEBB, A WIDOW, AND JESSICA MORRIS, A MARRIED WOMAN, AS JOINT TENANTS WITH RIGHT OF SURVIVORSHIP**, herein after called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto, **RONALD A. PRINTZ AND JULIA C. PRINTZ, HUSBAND AND WIFE**, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in **DAVIDSON** County, State of **TENNESSEE**, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 19 on the Final Plat of The Meadows at Christiansted Valley, Phase 1, of record in Instrument No. 20190701-0063770, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Bonnie Isabelle Webb, an unmarried woman, and Jessica Morris, a married woman, as joint tenants with rights of survivorship, from Regent Homes, LLC, a Tennessee Limited Liability Company, by Warranty Deed dated May 8, 2020, recorded May 13, 2020, in Instrument No. 20200513-0049898, in the Register's Office of Davidson County, Tennessee.

Subject property is not the primary or marital residence of, Jessica Morris, Grantor(s), their respective spouse(s) and/or dependent(s) as defined by statute.

THIS CONVEYANCE IS SUBJECT TO: 1) Current years taxes which have been prorated and assumed by the Grantee(s); 2) All restrictions of record; 3) All easements of record; 4) All visible easements; 5) All matters appearing on the plan and/or plat of record; 6) All applicable government and zoning regulations.

This is **improved** property, known as 6009 Mount Pisgah Road, Nashville, TN 37211
(House Number) (Street) (City or Town) (State) (Postal Zip)

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 GRANTEE(S) 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 GRANTEE(S), 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 25th day of October, 2023.

Bonnie Isabelle Webb

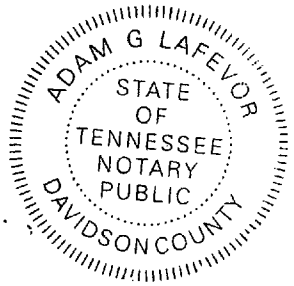
Jessica Morris

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 25th day of October, 2023, before me personally appeared Bonnie Isabelle Webb, and Jessica Morris, 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 25th day of October, 2023.

Notary Signature
My commission expires: 3/6/24



RETURN TO:

Commerce Title & Escrow, LLC
101 Lea Ave., Nashville, TN 37210
(615) 515-7171

Certificate of Authenticity

I, Tiffany Rucker, 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 October 26, 2023.

Affiant Signature

10/26/2023
Date

State of TENNESSEE
County of DAVIDSON

Sworn to and subscribed before me this 26 day of October, 2023.

Notary's Signature

My Commission Expires: 10/4/2027

Notary's Seal



File No. RES-23-6009