Karen Johnson Davidson County
Batch# 1066060 DEEDWARR
10/30/2023 01:28:30 PM 4 pgs
Fees: $23.00 Taxes: $947.76
20231030-0084676

Send tax bills to:
SCHEHERAZARDE RODDIE BOLDEN
3428 OLD ANDERSON ROAD
ANTIOCH, TN 37013

Name and address of new owner:
SCHEHERAZARDE RODDIE BOLDEN
3428 OLD ANDERSON ROAD
ANTIOCH, TN 37013

This instrument prepared by:
REGINALD HARRION, ATTORNEY AT LAW
o/b/o BC LAW FIRM, P.A.
1803 S. KANNER HWY
STUART, FL 34994

Recordation Requested By/Return to:
NETCO TITLE
GRETCHEN CREWS
325 STOCKTON LN
GAINESBORO, TN 38562
File No. NTN-1392813

NO REPRESENTATION BY PREPARER AS TO ANY MATTERS OF TITLE OR LEGAL DESCRIPTION/SURVEY

Map parcel number: 136150C01000CO

WARRANTY DEED

This Deed executed this 27TH day of October, 2023, for good consideration, I (We) **RANDOLPH WRIGHT II, AN UNMARRIED MAN** whose mailing address is **1135 Ben Hill Drive, Nolensville, TN 37135**, hereby bargain, deed, and convey to **SCHEHERAZARDE RODDIE - BOLDEN** whose mailing address is 3428 OLD ANDERSON ROAD, ANTIOCH, TN 37013, the following described land in DAVIDSON County, to wit:

The following described real estate situate, lying and being in the County Davidson, State of Tennessee, to wit:

Land in Davidson County, Tennessee, being Unit No. 10 on the Condominium Plat of Camden Court Townhomes, of record in Instrument No. 20010205-0010878, Register's Office for said County, to which reference is hereby made for a more complete description thereof.

Being the same property or a portion of the same property conveyed to Randolph Wright II, an unmarried man, by Cash for Deed dated July 22nd, 2015 from Julian Castro, The Secretary of Housing and Urban Development, of Washington, D.C. filed on July 24, 2015 as Document Number 20150724-0072965 and in Book at Page in the Davidson County records.

APN: 136150C01000CO
Property Address: 3428 OLD ANDERSON ROAD, ANTIOCH, TN 37013
This instrument was prepared without the benefit of a title examination.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title, and interest thereto belonging, to the Grantees, their successors, heirs and assigns forever.

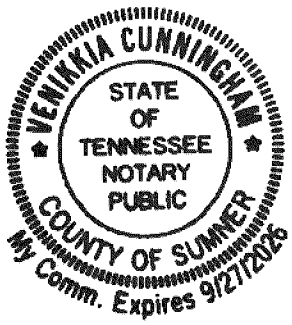
Grantor, for itself and its heirs, hereby covenants with Grantee, its heirs and assigns, that Grantor is lawfully seized in fee simple of the above-described premises; that it has a good right to convey; that the premises are free from all encumbrances except those of record; that Grantor and its heirs, and all persons acquiring any interest in the property granted, through or for Grantor, will, on demand of Grantee, or its heirs or assigns, and at the expense of Grantee, its heirs or assigns, execute and instrument necessary for the further assurance of the title to the premises that may be reasonably required; and that Grantor and its heirs and assigns will forever warrant and defend all of the property so granted to Grantee, its heirs and assigns, against every person lawfully claiming the same or any part thereof.

WITNESS the hands and seal of said Grantors this 27th day of October, 2023.

RANDOLPH WRIGHT II

STATE OF TENNESSEE)
) SS.
COUNTY OF Sumner)

On this 27th day of October, 2023, before me personally appeared **RANDOLPH WRIGHT II,** to me known to be the person(s) described in and who executed the foregoing instrument and acknowledge that he/she (they) executed the same for the purposes therein contained as his/her (their) free act and deed.
(Seal)



Notary Public
My Commission Expires:_____

VALUATION AFFIDAVIT

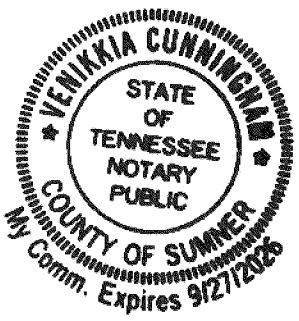
I, hereby swear or affirm that to the best of my knowledge, information, and belief, the actual consideration for this transfer or the value of the property transferred, whichever is greater is $256,150.00 _____, which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary audit.

Signature of Affiant

STATE OF TENNESSEE
COUNTY OF Sumner

Sworn to before me this 27th day of October, 2023

Notary Public
My Commission Expires:



True Copy Certification

I, Gretchen E. Crews, do hereby make oath that I am the 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 30, 2023.

Dated: October 30, 2023

Gretchen E. Crews

State of Tennessee)

County of Wilson)

Personally, appeared before me, Melinda C. Bourdon, a notary public for this state, Edward Cooper, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Dated October 30, 2023

Melinda C. Bourdon

My Commission Expires: October 21, 2024

MELINDA C. BOURDON
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 10/21/2024
RUTHERFORD COUNTY