Karen Johnson Davidson County
Batch# 1066879 DEEDWARR
10/31/2023 03:10:30 PM 3 pgs
Fees: $18.00 Taxes: $1,359.75
20231031-0085187

STATE OF Tennessee
COUNTY OF Williamson

The actual consideration or value, whichever is greater, for this transfer is $367,500.00.

Affiant

Subscribed and sworn to before me, this 30th day of October, 2023.

Notary Public

My commission expires: 9/14/25

(Notary Stamp)

MICHELLE W LOCKE
NOTARY PUBLIC
STATE OF TENNESSEE
WILLIAMSON COUNTY

THIS INSTRUMENT PREPARED BY:
Keith H. Solomon, Attorney
Lenders Title Company
149 1st Avenue, North, Franklin, TN 37064

WARRANTY DEED

Address of New Owner	Send Tax Bills To	Map-Parcel Number
Narayan Krishnan and Paulette Krishnan	AmeriSave Mortgage Corporation	117-03-0A-050.00CO
424 Hillsborough St.	1200 Altmore Ave, Bldg 2, Ste. 300	
Thousand Oaks, CA 91361	Sandy Springs, GA 30342	

FOR AND IN CONSIDERATION of the sum of Ten dollars ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, I,

Jonathan Harris, a married man

(hereinafter called the "Grantor"), have bargained and sold, and by these presents do transfer and convey unto

Narayan Krishnan and Paulette Krishnan, husband and wife

(hereinafter called the "Grantees"), their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being a certain condominium apartment in Davidson County, Tennessee, being Unit No. 50 on the plan of Versailles Apartments, of record in Book 5050, page 80, as amended by Surveyor's Certificate of Correction for record in Book 5171, page 153, Register's Office for Davidson County, Tennessee, and further established by Master Deed and By-Laws of record in Book 5168, Page 944, as amended in Book 5659, Page 641, as amended in Book 5667, Page 375, as amended in Book 7770, Page 955 and as amended in Book 8434, Page 719, in said Register's Office, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Jonathan Harris, married, by Warranty deed from Robert M. Anderson, III and Jason P. Anderson, being the sole heirs at law of Cecelia Jane Puckett Anderson of record in Instrument No. 20150330-0027371 Register's Office for Davidson County, Tennessee, dated March 21, 2015, and recorded on March 30, 2015. Subject property is not and has never been the marital residence of Grantor.

This is improved property knows as 3000 Hillsboro Pike, #50, Nashville, TN 37215.

TO HAVE AND TO HOLD the said tract of parcel of land, together with any and all appurtenances, estate, title and interest thereto belonging to the said Grantees, their heirs and assigns, forever.

GRANTOR COVENANTS with the said Grantees that he is lawfully seized and possessed of said land in fee simple, has a good right to convey it and the same is unencumbered, except as follows:

1. Real estate taxes for all subsequent years, the current year's taxes having been previously paid (or paid at closing) and prorated between the parties herein.

2. Matters, if any, shown on any applicable Plan of record in the Register's Office for Davidson County, Tennessee.

3. Covenants, conditions, restrictions, reservations and easements, if any, contained in former instruments of record pertaining to subject property.

GRANTOR FURTHER COVENANTS and binds himself, his 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.

IN WITNESS WHEREOF the Grantor has hereunto executed this instrument on this the 30th day of October, 2023.

Jonathan Harris

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public, in and for said County and State, the within named, Jonathan Harris, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained, and who swore to the statements made above and subscribed his name above.

Witness my hand and official seal this 30th day of October, 2023.

Notary Public

My Commission Expires: 9/14/25

MICHELLE W LOCKE
NOTARY PUBLIC
STATE OF TENNESSEE
WILLIAMSON COUNTY

Lenders Title File No. 23-001647-525

Tennessee Certification of Electronic Document

I, Michelle Kendig, 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 10/30/2023 (date of document).

Michelle Kendig
Affiant Signature

10/31/23
Date

State of Tennessee

County of Williamson

Sworn to and subscribed before me this 31st day of October, 2023.

Notary's Signature

MY COMMISSION EXPIRES: 10-27-25

NOTARY'S SEAL

