Karen Johnson Davidson County
Batch# 1072681 DEEDWARR
11/16/2023 11:33:30 AM 3 pgs
Fees: $18.00 Taxes: $2,312.50
20231116-0089411

Prepared By & Return To:
Tennessee Title Services LLC-Brentwood
7000 Executive Center Dr
290
Brentwood, TN 37027
B-23-4502

STATE OF TENNESSEE
COUNTY OF Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $625,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME
THIS 14th day of November, 2023

Notary Public

Commission Expires: 9/15/27

TINA SHINN STATE OF TENNESSEE NOTARY PUBLIC MONTGOMERY COUNTY

Address of New Owner	Send Tax Bills To:	Map & Parcel
Jordan Prince 542 A Croley Drive Nashville, TN 37209	New Owner	091-13-1N-001.00-CO

WARRANTY DEED

FOR AND IN 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, I/WE,

Mark Alan Sartory and Constance Barcus Sartory, husband and wife

HEREINAFTER REFERRED TO AS THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Jordan Prince

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 542A, as established by Declaration of Covenants, Conditions and Restrictions for Townhomes At 542 Croley a Horizontal Property Regime with Private Elements of record as Instrument No. 20191227-0133867 and amended in Instrument No. 20200128-0010235 being shown on Plat attached thereto as Exhibit "B", 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 Mark Alan Sartory, a married man by Warranty Deed from Jean Lafitte Designs, LLC, a Tennessee Limited Liability Company of record in Instrument No. 20201221-0151402 Register's Office for Davidson County, Tennessee, dated December 17, 2020 and recorded on December 21, 2020.

Being the same property conveyed to Mark Alan Sartory and Constance Barcus Sartory, husband and wife by Quitclaim Deed from Mark Alan Sartory, a married man of record in Instrument No. 20221207-0127688 Register's Office for Davidson County, Tennessee, dated October 04, 2022 and recorded on December 07, 2022.

THIS CONVEYANCE IS MADE SUBJECT TO: (1) all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record; (2) any and all applicable governmental and/or zoning regulations; (3) taxes which have been pro-rated as of the date of closing and assumed by the Grantee herein.

The foregoing legal description is the same as contained in the resource of title shown above.

This is improved property known as: 542 A Croley Drive, Nashville, TN 37209

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 so 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.

Dated this the 14th day of November, 2023.

Mark Alan Sartory

Constance Barcus Sartory

STATE OF FLORIDA
COUNTY OF PALM BEACH.

On this 14th day of November, 2023, before me personally appeared Mark Alan Sartory and Constance Barcus Sartory, 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 14th day of November, 2023.

Notary Signature
My commission expires:

ROBERT A CRITCHLEY
Notary Public
State of Florida
Comm# HH399429
Expires 5/23/2027

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 11/14/23.

Affiant Signature – Joshua A. Terry

11/16/23

Date

State of Tennessee

County of Williamson

Sworn to and subscribed before on 11/16/23.

Notary Public

KATHLEEN WILLIAMS
TENNESSEE
NOTARY
PUBLIC
COUNTY OF WILLIAMSON

My Commission Expires: 5-10-27