This Instrument Prepared By:
Watauga Title and Escrow Co., LLC
Thomas I. Bottorff, Attorney-at-Law
230 Glenis Drive, Suite 304, Liberty Square
Murfreesboro, Tennessee 37129
from information furnished by the parties

ADDRESS NEW OWNER:
Vickie Lynn Clasby
8300 Sawyer Brown Rd #N301
Nashville, TN 37221

SEND TAX BILL TO:
Owner

MORTGAGEE:
None

Map/Parcel
#142-5-B-76.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named , and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **Prime Investment Properties LLC, a Tennessee limited liability company**, hereinafter called the "GRANTOR", has bargained and sold, and by these presents, does hereby transfer and convey unto **Vickie Lynn Clasby, a widow**, hereinafter called the "GRANTEE", her heirs and assigns, a certain tract or parcel of land located in **Davidson** County, State of Tennessee, described as follows, to-wit:

A certain condominium apartment located in Davidson County, Tennessee, described as follows, to-wit:

Being **Unit No. N-301**, together with the carport designated No. **N-301-C**, and together with the appurtenant common elements of **River Plantation, Section Three**, as created under Title 66, Section 27-101, et seq., as amended, Tennessee Code Annotated; and as established by the Master Deed of record in Book 4784, page 464; as amended in Book 5840, page 663, in the Register's Office for Davidson County, Tennessee; and being subject to the provisions and requirements thereof; and the By-Laws for the administration thereof; and an undivided percentage interest in the common areas/elements appurtenant to said unit; and all easements, rights and interest in favor of other unit owners; and all sewer, water, electrical, telephone and other utility easements now or hereafter established over, through or upon the land embracing the regime and buildings thereof. Reference is hereby made to the Site-Plan of record in Book 4675, pages 75, 76 and 77; as amended in Book 4675, pages 102, 103, 104 and 105; and in Book 6231, page 156, and the Boundary Plan of record in Book 4460, page 200, said Registers Office, to which site-plan and boundary plan references are hereby made for a more complete identification, description and placement of such Unit.

Being the same property conveyed to Prime Investment Properties, LLC, a Tennessee limited liability company, by Warranty Deed dated June 29, 2023, from Charles Lisle, both individually and as Co-Administrator of the Estate of Richard Patrick Lisle, deceased, Therese Arbuckle, John Francis Lisle, Mary Katherine Cantrell, Mark Joseph Lisle, Stephanie Jackson, James Lisle, Sr., Ann Casey, Kathleen Rankin, Frank Lisle, Robert Lisle, Lawrence Lisle, Jean Pennington, Joan Lisle, Michael Lisle, and Mary Jane Scruggs, being all of the heirs-at-law of Richard Patrick Lisle, deceased, of record in Instrument No. 20230703-0050997, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

Karen Johnson Davidson County
Batch# 1077678 DEEDWARR
12/04/2023 09:42:30 AM 3 pgs
Fees: $18.00 Taxes: $1,389.35
20231204-0093178

This conveyance is further made subject to real property taxes for 2023 and subsequent years.

This is **improved** property known as **8300 Sawyer Brown Road, N-301, Nashville, Tennessee 37221.**

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE, her heirs and assigns, forever, and, GRANTOR does covenant with the said GRANTEE that it is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and warrants that the same is unencumbered unless otherwise herein set out; and, GRANTOR does further covenant and bind itself, its successors and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, her 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 HAND, this the **30th** day of **November, 2023.**

Prime Investment Properties LLC,
a Tennessee limited liability company

By: William A. Gauger (Chief Mg
William A. Gauger, Chief Manager

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

Personally appeared before me, the undersigned authority, a notary public in and for said county and state, the within named **William A. Gauger**, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged himself to be the Chief Manager of **Prime Investment Properties LLC, a Tennessee limited liability company**, the within named bargainor, and he as such officer, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the limited liability company by himself as such officer.

WITNESS my hand and official seal this 30th day of November, 2023.

Lisa D. Turner
NOTARY PUBLIC

LISA D. TURNER NOTARY PUBLIC STATE OF TENNESSEE RUTHERFORD COUNTY

My Commission Expires: 1/30/2024

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual value or consideration, whichever is greater, for this transfer is $375,500.00.

AFFIANT

Subscribed and sworn to before me on this 1st day of December, 2023.

NOTARY PUBLIC

LAURA ELIZABETH MATHIS NOTARY PUBLIC STATE of TENNESSEE WILLIAMSON COUNTY

My Commission Expires: 3-28-26

File No. 23107483

Certificate of Authenticity

I, Tonya Loftin, 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 November 30, 2023.

Date

Tonya Loftin
Affiant Signature

December 4, 2023
Date

State of Tennessee

County of Rutherford

Sworn to and subscribed before me this 4th day of December, 2023.

Notary's Signature

CHRISTIE PERRY
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY
MY COMMISSION EXPIRES 6-22-2026

My Commission Expires: _____
Date

Notary's Seal (if on paper)