Karen Johnson Davidson County
Batch# 1092969 DEEDWARR
01/23/2024 02:16:30 PM 3 pgs
Fees: $18.00 Taxes: $869.50
20240123-0004277

This Instrument Prepared by and Return to:
Bell & Alexander Title Services, Inc.
8110 Isabella Lane, 2nd Floor
Brentwood, TN 37027

MARK BELL
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

STATE OF TENNESSEE
COUNTY OF Williamson

Actual consideration or value, whichever is greater is $235,000.00.

R. Deepak
Affiant

Subscribed and sworn before me this the 22nd day of January, 2024.

Notary Public
My commission expires: 12/30/24

WARRANTY DEED

Address of New Owner:	Send Tax Bill to:	Tax Information:
Deepak Kumar Rapolu	New Owner	133-11-0A 037.00
500 Paragon Mills Road #F3		
Nashville, TN 37211		

For and in consideration of the sum of ten and no/100 dollars ($10.00), cash in hand paid by the hereinafter Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, DEBORAH LYNN WINKLER KNIGHT, SUCCESSOR TRUSTEE OF THE DEANNA M. WINKLER REVOCABLE TRUST DATED AUGUST 11, 1998, AS REINSTATED ON MAY 13, 2020, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to DEEPAK KUMAR RAPOLU, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land, together with all tenements, hereditaments and appurtenances thereto located in Davidson County, State of Tennessee, described as follows:

Real Estate in Davidson County, Tennessee, being more particularly described as follows:

Being Unit No. F-3 of Canterbury Hall Condominium Apartments, in Davidson County, Tennessee, a Condominium Horizontal Property Regime established by Master Deed of record in Book 5440, page 255, and as further amended of record in Book 5441, page 819, and as shown of record in Plan Book 5200, Page 159, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Deanna M. Winkler, Trustee (and her successors in trust) of the Deanna M. Winkler Revocable Trust dated August 11, 1998, by deed dated 08/21/1998, from Deanna M. Winkler and Charles E. Winkler, Jr., of record in Book 11102, page 161, Register's Office for said County.

Also being the same property conveyed to Charles E. Winkler, Jr., and wife, Deanna M. Winkler, by deed dated 06/30/1998, from Mark E. Winkler, unmarried, and Charles E. Winkler, Jr., and wife, Deanna M. Winkler, of record in Book 11000, page 956, Register's Office for said County.

Also being the same property conveyed to Mark E. Winkler, unmarried and Deanna M. Winkler and husband, Charles E. Winkler, Jr., by deed dated 02/27/1998, from Chance Martin Blackwell and wife, Rachel Ann Blackwell of record in Book 10820, page 243, Register's Office for said County.

Subject to all Easements and Restrictions of record.

THIS IS IMPROVED PROPERTY KNOWN AS 500 Paragon Mills Road #F3, Nashville, TN 37211.

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, successors and/or assigns, forever. Grantors covenant with Grantees that Grantors 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to said Grantees, their successors, 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 22nd day of January, 2024.

Deanna M. Winkler Revocable Trust dated August 11, 1998

BY: Deborah Lynn Winkler Knight, Successor Trustee
Deborah Lynn Winkler Knight, Successor Trustee

STATE OF TENNESSEE

COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Deborah Lynn Winkler Knight, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained and who further acknowledged that she is the Successor Trustee of the Deanna M. Winkler Revocable Trust, the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker. Witness my hand this the 22nd day of January, 2024.

My commission expires:

12/30/24

Notary Public

MARK BELL
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

DR

Tennessee Certification of Electronic Document

I, Benjamin Seamon, 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 certified true and exact copy of the original document executed and authenticated according to law on 1-22-24.

Affiant Signature

1-22-24

Date

State of Tennessee

County of Williamson

Sworn to and subscribed before me this 22 day of January, 2024.

Notary's Signature

MY COMMISSION EXPIRES: 12/16/25

JENNIFER CROWELL
STATE OF TENNESSEE
NOTARY PUBLIC
LEWIS COUNTY