Karen Johnson Davidson County
Batch# 1113128 DEEDWARR
03/20/2024 03:25:30 PM 3 pgs
Fees: $18.00 Taxes: $1,091.50
20240320-0019378

WARRANTY DEED

KAREN ALLEN STATE OF TENNESSEE NOTARY PUBLIC My Commission Expires Jan 06, 2025 DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $295,000.00

RF Cushman Young III
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS 20 DAY OF MARCH, 2024.

Notary Public

MY COMMISSION EXPIRES: 1-6-25
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Providence Title, LLC, 25 Century Blvd, Suite 402, Nashville, TN 37214

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Robert Cushman Young III	Robert Cushman Young III	
(NAME)	(NAME)	
209 Flint Ridge Ct.	209 Flint Ridge Ct.	049-15-0A-010.00-CO
(ADDRESS)	(ADDRESS)	
Whites Creek TN 37189	Whites Creek TN 37189	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, **THE HOUSING FUND, INC., a Tennessee non-profit corporation**, HEREINAFTER CALLED THE GRANTOR(S), HAVE/HAS BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Robert Cushman Young III, unmarried man,** HEREINAFTER CALLED THE GRANTEE, HIS/HER/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 Lot(s) 209-A, as shown in Declaration of Covenants Conditions and Restrictions and By-Laws for Flint Ridge Homes, of record as Instrument No. 20070124-0009978, and Surveyors Certificate of Correction recorded in Instrument No. 20190319-0025018 and Instrument No. 20220810-0090975, Register's Office for Davidson County, Tennessee, and as depicted on the Site Plan for Flint Ridge Homes, being Exhibit "C" of said Declaration of Covenants Conditions and Restrictions for Flint Ridge Homes, all of record in Davidson County, Tennessee, to which Plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to The Housing Fund, Inc., a Tennessee Non-Profit Corporation, by virtue of that certain Warranty Deed dated April 13, 2023, and being of record at Instrument No. 20230417-0027713, in the Register's Office of Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions including those recorded in the Register's Office in Davidson County, Tennessee, and all other matters of record, including all items set out on any applicable plat of record.

This is improved x property, known as 209 Flint Ridge Ct. Whites Creek, TN 37189
(unimproved _)
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 do 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.

Witness my hand this 20 day of March, 2024.

THE HOUSING FUND, INC.

Angela Belcher, Vice President, COO

By: Angela Belcher, Vice President, COO

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Cari Allen, a Notary Public of said County and State, personally appeared Angela Belcher, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged herself to be the Vice President, COO of THE HOUSING FUND, INC., the within named bargainor, a Tennessee non-profit corporation, and that she as such Vice President, COO executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by herself as Vice President, COO.

WITNESS my hand and official seal at office this 20 day of March, 2024.

Notary Public

My Commission Expires: 1-6-25

CARI ALLEN
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on
1/6/2025
DAVIDSON COUNTY

Certificate of Authenticity

I, Holly A Mason, 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 3/20/24.

Affiant Signature

3/20/24
Date

State of Tennessee
County of Davidson

Sworn to and subscribed before me this 20 day of ~~February~~ March, 2024

Notary's Signature

(Notary Seal)

ASHLEE D. PAGE
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires: 9/7/2026