Prepared By & Return To:
Tennessee Title Services LLC-Brentwc
7000 Executive Center Dr
290
Brentwood, TN 37027
B-24-1172

STATE OF TENNESSEE
COUNTY OF Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $405,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME
THIS 18th day of April, 2024

Notary Public

Commission Expires: 7/15/2026

KIM KERN
STATE OF TENNESSEE NOTARY PUBLIC
MONTGOMERY COUNTY

Karen Johnson Davidson County
Batch# 1126700 DEEDWARR
04/24/2024 02:05:30 PM 3 pgs
Fees: $18.00 Taxes: $1,498.50
20240424-0029616

Address of New Owner	Send Tax Bills To:	Map & Parcel
Karin Amber Turner and Douglas W. Turner 141 Hillsboro Place Nashville, TN 37215	Mortgage Investors Group, ISAOA 8320 East Walker Springs Lane Knoxville, TN 37923	117-03-0C-141.00-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,

Stephanie Fisk and David John Fisk and Laura Fisk, as joint tenants

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

Karin Amber Turner, an umarried woman, and Douglas W. Turner and Melody C. Turner, husband and wife,

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:

A certain condominium apartment in Davidson County, Tennessee, being Unit No. 141 on the plan of Hillsboro Place Condominiums, of record in Book 5200, page 725, and amended in Book 5200, pages 757 and 758, both in the Register's Office for said County, which plan and record thereof are incorporated herein and made a part hereof by reference.

Being the same property conveyed to Stephanie Fisk and David John Fisk and Laura Fisk, as joint tenants by Warranty Deed from Ramona W. Deering, surviving tenant by the entirety of record in Instrument No. 20201215-0147661 Register's Office for Davidson County, Tennessee, dated December 10, 2020 and recorded on December 15, 2020.

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: 141 Hillsboro Place, Nashville, TN 37215

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 18th day of April, 2024.

Stephanie Fisk
Stephanie Fisk

David John Fisk
David John Fisk

Laura Fisk
Laura Fisk

STATE OF Virginia
COUNTY OF Loudoun

On this 18th day of April, 2024, before me virtually appeared Stephanie Fisk, 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 18th day of April, 2024.

Gloria Asare
Electronic Notary Public
Notary Signature
My commission expires: 12/31/2024
Registration No: 7901547

Gloria Asare
REGISTRATION NUMBER
7901547
COMMISSION EXPIRES
December 31, 2024

Notarized remotely online using communication technology via Proof.

STATE OF Texas
COUNTY OF Harris

On this 18th day of April, 2024, before me virtually appeared David John Fisk, 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 18th day of April, 2024.

Lisa Nicole Viser
Notary Signature
My commission expires: 04/16/2025

Lisa Nicole Viser
ID NUMBER
133045738
COMMISSION EXPIRES
April 16, 2025

Electronically signed and notarized online using the Proof platform.

STATE OF Florida
COUNTY OF Alachua

On this 18th day of April, 2024, before me virtually appeared Laura Fisk, 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. who produced a MD driver license

Witness my hand, at office, this 18th day of April, 2024.

Vanessa Frazier
Notary Signature
My commission expires: 11/07/2026

VANESSA FRAZIER
Notary Public - State of Florida
Commission # HH 320404
Expires on November 7, 2026

Notarized remotely online using communication technology via Proof.

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 4/18/2024.

Affiant Signature – Joshua A. Terry

4/22/2024

Date

State of Tennessee

County of Williamson

Sworn to and subscribed before on 4/22/2024.

Notary Public

My Commission Expires: 5-10-27

KATHLEEN WILLIAMS
TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON