Name and Address of New Owner:
Paul Sek
4840 Shasta Drive
Old Hickory, TN 37138

Send Tax Bills To:
NEW OWNER

Karen Johnson Davidson County
Batch# 1155769 DEEDWARR
07/09/2024 01:50:30 PM 4 pgs
Fees: $23.00 Taxes: $1,295.00
20240709-0051424

This Instrument Prepared By:
Bell Law Settlement Services, LLC
112 30th Avenue North
Nashville, TN 37203

Map & Parcel No: 065-09-0-106-00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and legal sufficiency of which are hereby irrevocably acknowledged, **Jarrett Lane, an unmarried man**, "the Grantor," has this day bargained and sold and by these presents does hereby sell, give, transfer and convey unto **Paul Sek, single man,** "the Grantee," the following described real estate in Davidson County, Tennessee:

Land in Davidson County, Tennessee, being Lot No. 364, on the Plan of Section Four, Sherwood Forest of record in Plat Book 4460, Pages 182 and 183, Register's Office, for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Jarrett Lane, an unmarried man by Warranty Deed from John W. Brewer, a married person of record as Instrument No. 20210622-0084055 in the Register's Office for Davidson County, Tennessee, dated June 18, 2021 and recorded on June 22, 2021.

Being also known as 4840 Shasta Drive, Old Hickory, TN 37138.

TO HAVE AND TO HOLD said real estate unto the Grantee, and the Grantee's successors, heirs and assigns, forever in fee simple.

Grantor covenants that it is lawfully seized and possessed of said real estate, has good right and lawful authority to convey the same, that the title thereto is clear, free and unencumbered (except as hereinbefore specifically set out), and will forever warrant and defend said title against any and all lawful claims of all persons.

IN WITNESS WHEREOF, Grantor has caused this Warranty Deed to be executed on the 8th day of July, 2024.

_____(SEAL)
Jarrett Lane

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 8th day of July, 2024, before me personally appeared Jarrett Lane, 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 8th day of July, 2024.

_____
Notary Signature
My commission expires: 3/20/28



AFFIDAVIT OF VALUE

STATE OF TENNESSEE

COUNTY OF DAVIDSON

The undersigned hereby offers this instrument for recording within the meaning of the statutes of the State of Tennessee under Tenn. Code Ann. Section 67-4-409, and hereby swears and affirms that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $350,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

(Affiant)

Sworn to and subscribed before me this
8th day of July, 2024.

Notary Public
My commission expires: 5/9/26
File No. 2024-6993-TS

MARY E. ARMOR
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 5-9-2026

Tennessee Certification of Electronic Document

I, Regina Sullo, 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 July 8, 2024 (date of document)

Regina Sullo

Affiant Signature

July 9, 2024

Date

State Of TN

County of Davidson

Sworn and subscribed before me this 9th day of July 2024

Mary E. Armor

Notary's Signature

MY COMMISSION EXPIRES: 5/9/2026

NOTARY SEAL

MARY E. ARMOR
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 5-9-2026

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