Prepared by:
Record and Return To:
Chapman and Rosenthal Title, Inc
[illegible] Burton Hills Blvd., Suite 130
Nashville, TN 37215

Prepared By & Return To:
City Title, LLC
301 Plus Park Boulevard
Ste. 502
Nashville, TN 37217
CT-24-3626

Karen Johnson Davidson County
Batch # 1172203 DEEDWARR
08/20/2024 11:33:45 AM 2 pgs
Fees: $13.00 Taxes: $1,572.50
20240820-0063756

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $425,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 19th day of August, 2024

Notary Public

Commission Expires: _____

CARLIE VAN HUIS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES MARCH 09, 2027

Address of New Owner	Send Tax Bills To:	Map & Parcel
George Day and Davena Lee Day 103 Sloan Road Nashville, TN 37209	New Owner	103-08-0B-103.00-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,

Julia Rodriguez F/K/A Julia E. Hayden, a married woman, and Thomas A. Hayden and Joni Hayden, husband and wife

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

George Day and Davena Lee Day, 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. 103, Building "D" on the plan of Parklane Condominiums Phase 1 as Shown as Exhibit "B" to the Master Deed, Book 7376, page 571, Register's Office for Said County, which plan and record thereof are incorporated herein and made a part herein by reference.

Being the same property conveyed to Julia E. Hayden, an unmarried woman, and Thomas A. Hayden and Joni Hayden, husband and wife by Warranty Deed from Denise M. Battles, unmarried of record in Instrument No. 20190729-0074568 Register's Office for Davidson County, Tennessee, dated July 23, 2019 and recorded on July 29, 2019.

Timothy Rodriguez, spouse of Julia Rodriguez, joins in the execution of this instrument for the purpose of conveying any interest he may have in the subject property.

FOR INFORMATIONAL PURPOSES ONLY: Being also known as 103 Sloan Road Nashville, TN 37209.

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: 103 Sloan Road, Nashville, TN 37209

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 19th day of August, 2024.

Julia Rodriguez

Timothy Rodriguez

Thomas A. Hayden

Joni Hayden

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 19th day of August, 2024, before me personally appeared Julia Rodriguez, Timothy Rodriguez, Thomas A. Hayden and Joni Hayden, 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 19th day of August, 2024.

Notary Signature
My commission expires:

CORY ANN SCHUYLER
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 02/22/2026
WILLIAMSON COUNTY