Karen Johnson
Batch # 1285582
06/18/2025 09 54 48 AM
Fees $12 00 Taxes $0 00

Davidson County
DEEDWARR
2 pgs

20250618-0047930

Prepared by:
Centennial Title Company, Inc.
30 Burton Hills Blvd., #165
Nashville, TN 37215

39-B
File #24-1276

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **William Wade Sutton, Sr., unmarried**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Lisa Somerlot, a married woman,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, being Parking Space 19 on the Plan of Royal Oaks Tower Condominium Apartments of record in Plat Book 4460, Page 189, Register's Office for Davidson County. Tennessee.

Being a portion of the same property conveyed to William Wade Sutton, Sr. by Warranty Deed from Gregory Aiuto, unmarried, a/k/a Gregory Auito of record in Instrument No. 20160620-0062404 Register's Office for Davidson County, Tennessee, dated June 17, 2016 and recorded on June 20, 2016.

The property conveyed herein is subject to matters shown on the recorded plan, matters set out in the above referenced Declarations and By-Laws, if any, and to applicable easements, conditions, assessments and restrictions therein, and Property Taxes for the current year.

This is improved property, known as: 0 Woodmont Blvd, Nashville, TN 37205.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever. Grantor covenant with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's 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.

NEW OWNER:
Lisa Somerlot
4505 Harding Pike #63W
Nashville, TN 37205

RESPONSIBLE FOR TAX PAYMENT
NEW OWNER

TAX MAP-PARCEL #:
116 03 0A 019.00

WITNESS THE EXECUTION HEREOF this 11 day of June, 2025.

William Wade Sutton, Sr.

State of New Hampshire
County of Strafford

On this 11th day of June, 2025, before me the undersigned, a Notary Public in and for said County and State, personally appeared before me the within named William Wade Sutton, Sr., the bargainor(s), to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

Notary Public

My Commission Expires: 6/2/2026

JENNIFER A. JOHNS
MY COMMISSION EXPIRES JUNE 2, 2026
NOTARY PUBLIC
NEW HAMPSHIRE

State of Tennessee)
County of Davidson)

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: ~~$0.00~~ $50.00

Affiant

Sworn and subscribed before me on this the 11th day of June, 2025.

Notary Public

My Commission Expires: 3/3/2028

STATE OF TENNESSEE NOTARY PUBLIC
ANGELA Y. POSTON-WILLIAMSON
COUNTY OF DAVIDSON