Karen Johnson Davidson County
Batch# 1322772 DEEDWARR
09/16/2025 09:49:30 AM 3 pgs
Fees: $18.00 Taxes: $956.45
20250916-0073759

2025-1701-TN

WARRANTY DEED

ALLI PINKSTON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 05-08-2029

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION FOR THIS TRANSFER OR VALUE OF THE PROPERTY TRANSFERRED, WHICHEVER IS GREATER IS, **$258,500.00.**

Affiant

Subscribed and sworn to before me this 15 day of September, 2025

Notary Public
My Commission expires: _____
(Affix Seal)

THIS INSTRUMENT PREPARED BY
Blue Note Title, LLC, 5120 Virginia Way, Suite B13, Brentwood, Tennessee 37027

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBER:
Paul Zielenski	New Owner	136-03-0B-020-00
3880 Priest Lake Dr. #65		
Nashville, TN 37217		

WITNESSETH: That for and in consideration of TEN dollars, cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, **Robert Martin Williamson and wife, Jill A. Williamson**, hereinafter called the GRANTOR, does hereby bargain, sell, convey and confirm unto **Paul Zielenski, an unmarried man**, his heirs and assigns, hereinafter called the GRANTEE, the following described real estate, situated and being located in Davidson County, Tennessee:

A certain condominium apartment in Davidson County, Tennessee, being Townhouse No. 65, Building No. 27, and the garage therewith, being part of a horizontal property regime known as Priest Lake Park Condominium Townhouses and as shown on the plan of Priest Lake Park Condominium Townhouses, Phase 2, as of record in Book 4675, Page 131, and Book 4675, Page 145, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Robert Martin Williamson and wife, Jill A. Williamson by Warranty Deed from George Karavias and wife, Alla Karavias dated November 7, 2011 and recorded November 10, 2011 at Instrument Number 20111110-0088120 in the Register's Office for Davidson County, Tennessee.

The property is subject to any and all existing easements and restrictions as shown of record including the following:

1. **Taxes and assessments for the year 2025 and subsequent years a lien, but not yet due and payable.**
2. **All matters of record on plat of record in Book 4675, Page 131, in the Register's Office of Davidson County, Tennessee.**
3. **All matters of record on plat of record in Book 4675, Page 145, in the Register's Office of Davidson County, Tennessee.**
4. **Subject to the Master Deed, recorded in Book 4651, Page 412 in the official records of the Davidson County Register of Deeds.**
5. **Subject to the Covenant, Condition, or Restriction, recorded in Book 4943, Page 692 in the official records of the Davidson County Register of Deeds.**

6. **Subject to the Covenant, Condition, or Restriction, recorded in Book 4979, Page 939 in the official records of the Davidson County Register of Deeds.**
7. **Subject to the Covenant, Condition, or Restriction, recorded in Book 5189, Page 671 in the official records of the Davidson County Register of Deeds.**
8. **Subject to the Covenant, Condition, or Restriction, recorded in Book 8115, Page 838 in the official records of the Davidson County Register of Deeds.**
9. **Subject to the Covenant, Condition, or Restriction, recorded in Book 4651, Page 420 in the official records of the Davidson County Register of Deeds.**
10. **Subject to the Covenant, Condition, or Restriction, recorded in Book 4083, Page 417 in the official records of the Davidson County Register of Deeds.**
11. **Subject to the Covenant, Condition, or Restriction, recorded in Book 9089, Page 765 in the official records of the Davidson County Register of Deeds.**

This is improved property known as: **3880 Priest Lake Drive, Unit 65, Nashville, TN 37217.**

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the GRANTEE, his heirs, successors and assigns in fee simple forever. And the GRANTOR does hereby covenant with the GRANTEE that they are lawfully seized in fee of the afore described real estate; that they have a good right to sell and convey the same; that the same is unencumbered, and that the title and quiet possession thereto he will warrant and forever defend against the lawful claims of all persons.

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 our hands this 15th day of September, 2025.

Robert Martin Williamson

Jill A. Williamson

STATE OF TENNESSEE
COUNTY OF Williamson

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Robert Martin Williamson and Jill A. Williamson,** to me known to be the person described in and who executed the foregoing instrument, and acknowledged that she executed the same for the purposes therein contained.

WITNESS my hand and Official Seal at our office this 15th day of September, 2025.

ANDREW H. MALONEY STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

Notary Public
My commission expires 8/3/26

Please Return to:
Magnolia Title & Escrow
1104 Fatherland Street
Nashville, TN 37206

Certificate of Authenticity

I, Alli Pinkston, 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 **September 15, 2025**.

Date

Alli P

Affiant Signature

9/16/25

Date

State of Tennessee

County of Davidson

Sworn to and subscribed before me this **16** day of **September**, 20**25**.

Notary's Signature

My Commission Expires: May 8, 2029

Date

Notary's Seal (if on paper)

Andrew Suzore
State of Tennessee Notary Public
Davidson County