Karen Johnson Davidson County
Batch# 1361893 DEEDWARR
12/29/2025 11:04:30 AM 3 pgs
Fees: $18.00 Taxes: $1,350.49
20251229-0102677

Warranty Deed



STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $364,998.00.

Affiant

Subscribed and sworn to before me, this the 22nd day of December, 2025.

Notary Public

My commission expires: 2-1-27

THIS INSTRUMENT WAS PREPARED BY
WAGON WHEEL TITLE
204 SOUTH 11TH STREET
NASHVILLE, TN 37206
615.650.5100

Address of New Owner(s) as follows:	Send Tax Bills To:	Map/Parcel Numbers:
Natalie Coughlin	Cadence Bank	104-11-4B-004.00-CO
2003 Convent Place #4	2778 West Jackson St	
Nashville, TN 37212	Tupelo, MS 38801	

FOR AND IN CONSIDERATION OF THE SUM OF ONE DOLLAR ($1.00), CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I/WE, **CONVENT PLACE PARTNERS, A TENNESSEE GENERAL PARTNERSHIP**, HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **NATALIE COUGHLIN, A SINGLE WOMAN**, HEREINAFTER CALLED THE GRANTEE(S), HIS/HER/THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN **DAVIDSON** COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being Unit No. 2003-4 of Convent Place Condominium, under the Master Deed establishing Convent Place Condominium of record in Instrument Number 20250319-0019638, as amended in Instrument Numbers 20250620-0048570, 20250620-0048571, and 20251029-0086047, in the Register's Office for Davidson County, Tennessee, and subject to the provisions and requirements thereof, and the By-Laws for the administration thereof, and all easements, rights and interest in favor of other unit owners, and all sewer, water, electrical, telephone, and other utility easements now or hereafter established over, through, or upon the land embracing the regime and buildings thereof; said Units being depicted on Exhibit "B" to said Master Deed.

Being a portion of the same property conveyed to Leonard Amdur by Special Warranty Deed from Spiva/Hill Management and Investment, LLC, a Tennessee limited liability company, dated March 17, 2015, recorded March 18, 2015, in Instrument No. 20150318-0023247, Register's Office for Davidson County, Tennessee.

Being a portion of the same property conveyed to Convent Place Partners, a Tennessee general partnership, by General Warranty Deed from Leonard Amdur, dated January 15, 2025, recorded February 3, 2025, in Instrument No. 20250203-0007996, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all restrictions, easements and planning documents of record, and current year's taxes and subsequent years, a lien due and payable but not yet delinquent.

The address of the herein described property is believed to be 2003 Convent Place #4, Nashville, TN 37212, but such address is not part of the legal description of the property herein and in the event of any discrepancy, the legal description herein shall control.

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(S), his/her/their heirs and assigns forever; and I/we do covenant with the said GRANTEE(S) that I/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 I/we do further covenant and bind myself/ourselves, my/our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE(S), his/her/their heirs and assigns, against the lawful claims of all persons whomsoever.

Wherever used, the singular number shall include the plural, the singular, and the use of any gender shall be applicable to all genders.

WITNESS MY/OUR HANDS EFFECTIVE AS OF THE 22nd day of December, 2025.

Convent Place Partners, GP, a Tennessee Partnership

By: _____
Quinton Horner, Authorized Signor

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named Quinton Horner, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself/herself to be the Authorized Signor of Convent Place Partners, GP, and that he/she, acting in such capacity, and authorized so to do, executed the foregoing instrument on behalf of said company for the purposes therein contained.

Witness my hand and seal this 22nd day of December, 2025.

_____
Notary Public

My Commission Expires: 9-7-26

SARAH HAZLEWOOD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 9-7-2026

Tennessee Certification of Electronic Document

I, Stephanie Glenn, 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 12-22-25 (date of document).

Affiant Signature

12-22-25
Date

State of Tennessee
County of Williamson

Sworn to and subscribed before me this 22 day of December, 2025.

Notary's Signature

MY COMMISSION EXPIRES: 7/18/2027

NOTARY'S SEAL

SANDY MCCOLLUM
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

202512290102677