BILL GARRETT, Davidson County
Trans:T20110042847 DEEDWARR
Recvd: 07/15/11 16:08 2 pgs
Fees:13.00 Taxes:869.13
20110715-0054425

WARRANTY DEED

R-WR-11-407

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $234,900.00

Maury Gage Wahtera
Affiant

Subscribed and sworn to before me, this 8th DAY OF July, 2011

Notary Public

MY COMMISSION EXPIRES: 5-20-14

(AFFIX SEAL)

MARY FRANCES RUDY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Rudy Title and Escrow
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Maury Gage Wahtera	Maury Gage Wahtera	
407 Normandy Circle	407 Normandy Circle	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37209-0482	Nashville, TN 37209-0482	104010B04900CO
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we KATHLEEN BARRY AND DAVID W. BARRY, WIFE AND HUSBAND, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto MAURY GAGE WAHTERA AND KIRK A. WAHTERA, WIFE AND HUSBAND, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

BEING A CERTAIN CONDOMINIUM APARTMENT IN DAVIDSON COUNTY, TENNESSEE, BEING UNIT NO. 407 ON LOT NO. 46 OF THE NORMANDY PLACE CONDOMINIUMS, A HORIZONTAL PROPERTY REGIME, CREATED UNDER TITLE 66, SECTION 27-101, ET SEQ., AS AMENDED, TENNESSEE CODE ANNOTATED, AND AS ESTABLISHED BY A MASTER DEED FOR NORMANDY PLACE CONDOMINIUMS, OF RECORD UNDER INSTRUMENT NO. 20020214-0019862 AND AS AMENDED UNDER INSTRUMENT NO. 20020523-0063131, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, INCLUDING WITHOUT LIMITATION THE BY-LAWS APPENDED THERETO, SAID REGISTER'S OFFICE, TOGETHER WITH THE UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS APPURTENANT TO SAID UNIT, AS SET FORTH IN SAID MASTER DEED. REFERENCE IS HEREBY MADE TO THE PLAN OF NORMANDY PLACE CONDOMINIUMS, FOR PLACEMENT OF UNITS, AS SHOWN ON EXHIBIT "E" TO THE FIRST AMENDMENT TO MASTER DEED OF RECORD UNDER INSTRUMENT NO. 20020523-0063131, SAID REGISTER'S OFFICE, FOR A MORE COMPLETE IDENTIFICATION AND DESCRIPTION OF SUCH UNIT.

BEING THE SAME PROPERTY CONVEYED TO KENDRA K. MARTIN AND DAVID W. BARRY BY DEED FROM FRANCOIS BAILLY AND WIFE, MANISHA DESAI, DATED 05/27/2008 AND FILED FOR RECORD ON 06/12/2008 IN INSTRUMENT 200806120060528, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE. KENDRA K. MARTIN, ALSO KNOWN AS KENDRA KATHLEEN MARTIN, HAVING SINCE MARRIED IS NOW KNOWN AS KATHLEEN BARRY.

THIS CONVEYANCE IS SUBJECT TO ANY AND ALL EXISTING EASEMENTS AND RESTRICTIONS OF RECORD, INCLUDING THOSE LISTED IN PLAT BOOK 1835, PAGE 10; INSTRUMENT 200202140019862, AS AMENDED IN INSTRUMENT 200205230063131, INSTRUMENT 200802220017616, AND INSTRUMENT 201010040079010; INSTRUMENT 200802220017558, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

unimproved ( )
This is improved (X) property, known as 407 Normandy Circle, Nashville, Tennessee 37209-0482
(House Number) (Street) (P.O. Address) (City or Town) (Postal ZIP)

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), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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.

Witness my/our hand(s) this 8th day of July, 2011.

Kathleen Barry by Letisha alexander, attorney in fact
Kathleen Barry by Letisha Alexander,
Attorney in Fact

David W Barry by Letisha alexander, attorney in fact
David W. Barry by Letisha Alexander
Attorney in Fact

STATE OF Tennessee
COUNTY OF Davidson

On this the 8th day of July, 2011, before me personally appeared Letisha Alexander to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of Kathleen Barry and David W. Barry and who acknowledged he/she/they executed the same as the free act and deed of the said Kathleen Barry and David W. Barry.

Witness my hand and official seal, this the 8th day of July, 2011.

Mary Frances Rudy
Notary Public

My Commission Expires: 5-20-14

MARY FRANCES RUDY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

RETURN TO:
Rudy Title and Escrow
2012 21st Avenue South
Nashville, TN 37212
Phone: (615)383-2903