THIS INSTRUMENT PREPARED BY: **Mudter & Patterson** **An Association of Attorneys** **2000 Richard Jones Road** **Suite 110** **Nashville, Tennessee 37215** **Record & Return To:** **First Title & Escrow Co., Inc.** **FTEC File No. 31089-03-2013** File Box 9-B	STATE OF TENNESSEE, COUNTY OF DAVIDSON: The actual consideration or value, whichever is greater, for this transfer is: $690,000.00. Affiant Subscribed and sworn to before me this 30th day of April, 2013. Notary Public My Commission Expires: My Commission Expires NOV. 3, 2015

ELIZABETH J. SMITH
NOTARY PUBLIC
OF
TENNESSEE
DAVIDSON COUNTY, TENN.

WARRANTY DEED

Address New Owner: Norman A. Carl, Theresa C. Carl 120 Ensworth Avenue Nashville, TN 37205	**Send Tax Bills To:** NEW OWNER	**Tax Information:** Map and Parcel No.: 104 024 C 08300 CO

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Terry M. Brantley and wife, Ann W. Brantley**, ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **Norman A. Carl and wife, Theresa C. Carl** ("Grantee"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described on Exhibit "A" hereto.

This is improved property located at 110 31st Avenue North, #707, Nashville, TN 37203

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantee, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except as set out on Exhibit "A" hereto. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantee, its successors, heirs and assigns against the lawful claims of all persons, except as set out on Exhibit "A" hereto.

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

IN WITNESS WHEREOF, Grantor has executed this instrument on the 30th day of April, 2013.

Terry M. Brantley

Ann W. Brantley

STATE OF TENNESSEE, COUNTY OF DAVIDSON SS.:

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, **Terry M. Brantley and Ann W. Brantley**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 30th day of April, 2013.

Notary Public

My Commission Expires:
11-3-2015

GERALD G. PATTERSON
STATE
OF
TENNESSEE
NOTARY
PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires NOV. 3, 2015

GERALD G. PATTERSON
STATE
OF
TENNESSEE
NOTARY
PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires NOV 3 ...

BILL GARRETT, Davidson County
Trans: T20130035840 DEEDWARR
Recvd: 05/01/13 09:33 2 pgs
Fees: 13.00 Taxes: 2553.00

20130501-0043384

EXHIBIT "A"

Land in Davidson County, Tennessee, being Unit No. 707, together with the appurtenant interest in the common elements of The West End, a horizontal property regime established by Master Deed of record in Instrument No. 20080401-0032619, Register's Office for Davidson County, Tennessee, as amended by First Amendment to Master Deed establishing The West End of record as Instrument No. 20080408-0035628, as further amended by Second Amendment to Master Deed establishing The West End as Instrument No. 20090512-0043586, and as further amended by Amendment to Second Amendment to Master Deed establishing The West End as Instrument No. 20090921-0087974, said Register's Office, said Unit being depicted on the Condominium Site Plan attached as Exhibit "B" to the aforementioned Master Deed.

Together with Parking Space Numbers P2-21 and P2-22 and Storage Space Number P2-4, which are assigned as Limited Common Elements appurtenant to the above-described Unit, as set forth and defined in the Master Deed.

Being the same proeprty conveyed to Terry M. Brantley and wife, Ann W. Brantley, by deed dated January 5, 2011, from West End Partners, LLC, a Tennessee limited liability company, of record in Instrument No. 20110107-0002288, and corrected by Deed of Correction in Instrument No. 20120119-0005501, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to:

1. Taxes for the year 2013, being prorated by the parties and assumed by the Grantees.
2. Covenants, Conditions, Restrictions and Agreements, including the agreement to pay assessments for the maintenance of common areas, contained in the Master Deed (and By-Laws) for The West End, of record in Instrument No. 20080401-0032619, as amended in Instrument No. 20080408-0035628, Instrument No. 20090512-0043586, and Instrument No. 20090921-0087974, Register's Office for Davidson County, Tennessee.
3. Terms and limitations imposed by Tennessee Horizontal Property Act, T.C.A. § 66-27-101, et seq.
4. All matters appearing on the Plan of record as Book 57, page 46, Register's Office for Davidson County, Tennessee.
5. Easement for storm drainage of record in Instrument No. 20051013-0123589, Register's Office for Davidson County, Tennessee.
6. Storm water detention agreement of record in Instrument No. 20051013-0123588, Register's Office for Davidson County, Tennessee.