WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20140007665 DEEDWARR
Recvd: 02/03/14 12:26 2 pgs
Fees:13.00 Taxes:950.90
20140203-0009367

DEBORAH K. DEVINE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Comm. Expires October 18, 2016

STATE OF Tennessee
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $257,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF January, 2014.

Notary Public

MY COMMISSION EXPIRES: 10/18/16

G-VRES-13-600

THIS INSTRUMENT WAS PREPARED BY

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

Return to: Realty Title
2064 Cool Springs Blvd, Ste 106
Franklin, TN 37067

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Courtney J. Cordova (NAME)	SWBC Mortgage Corp. (NAME)	
600 12th Avenue South #832 (ADDRESS)	9311 San Pedro Ave, Ste 100 (ADDRESS)	093-13-0C-200.00-CO
Nashville, TN 37203 (CITY) (STATE) (ZIP)	San Antonio, TX 78216 (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, **STEPHANIE NAMETH, AN UNMARRIED WOMAN,** hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto **COURTNEY J. CORDOVA, A SINGLE PERSON,** hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in **DAVIDSON** County, TENNESSEE, described as follows, to wit:

A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: UNIT NO. 832 OF ICON IN THE GULCH MID-RISE CONDOMINIUM (THE "UNIT") AND AS ESTABLISHED BY THE MASTER DEED ESTABLISHING ICON IN THE GULCH MID-RISE CONDOMINIUM OF RECORD AS INSTRUMENT NO. 20080423-0041666, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE. THE ICON IN THE GULCH MID-RISE CONDOMINIUM CONSTITUTES THE MID-RISE UNIT IN THE ICON IN THE GULCH MASTER CONDOMINIUM, AS ESTABLISHED BY THE MASTER DEED ESTABLISHING ICON IN THE GULCH MASTER CONDOMINIUM, OF RECORD AS INSTRUMENT NO. 20080423-0041665, SAID REGISTER'S OFFICE. ALSO CONVEYED HEREWITH IS THE UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS APPURTENANT TO THE UNIT AS SET FORTH IN EXHIBIT E OF THE MASTER DEED ESTABLISHING ICON IN THE GULCH MID-RISE CONDOMINIUM, REFERENCE IS HEREBY MADE TO THE PLAT OF ICON IN THE GULCH MID-RISE CONDOMINIUM OF RECORD AS EXHIBIT D TO THE MASTER DEED ESTABLISHING ICON IN THE GULCH MID-RISE CONDOMINIUM, FOR A MORE COMPLETE IDENTIFICATION AND DESCRIPTION OF SUCH UNIT.

BEING THE SAME PROPERTY CONVEYED TO STEPHANIE NAMETH, AN UNMARRIED WOMAN BY WARRANTY DEED FROM EDWARD M. SUMOSKY AND WIFE, LISA H. SUMOSKY OF RECORD AT INSTRUMENT NO. 20120928-0088766, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, DATED SEPTEMBER 27, 2012 AND RECORDED ON SEPTEMBER 28, 2012.BEING THE SAME PROPERTY CONVEYED TO EDWARD M. SUMOSKY AND WIFE, LISA H. SUMOSKY BY WARRANTY DEED FROM ICON IN THE GULCH, LLC, A TENNESSEE LIMITED LIABILITY COMPANY OF RECORD AT INSTRUMENT NO. 20100601-0041893, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, DATED MAY 27, 2010 AND RECORDED ON JUNE 01, 2010.

THIS CONVEYANCE IS SUBJECT TO COUNTY TAXES FOR THE YEAR 2014 AND SUBSEQUENT YEARS; SUBJECT TO ALL MATTERS SHOWN ON THE PLAN OF RECORD IN BOOK 21, PAGE 117; ALL MATTERS SHOWN ON THE PLAN ATTACHED EXHIBIT "D" TO THE MASTER DEED ESTABLISHING ICON IN THE GULCH MASTER CONDOMINIUM IN INSTRUMENT NOS. 20080423-0041665 AND INSTRUMENT NO. 20080423-0041667, AND TO THE MASTER DEED ESTABLISHING ICON IN THE GULCH MID-RISE CONDOMINIUM IN INSTRUMENT NO. 20080423-0041666; RESTRICTIONS, CONDITIONS, COVENANTS, EASEMENTS, LIENS, CHARGES AND REGULATIONS AS SET FORTH AND PROVIDED FOR IN AND CREATED BY THE MASTER DEED AND BY-LAWS ATTACHED THERETO, FOR ICON IN THE GULCH MASTER CONDOMINIUM, RECORDED AT INSTRUMENT NO. 20080423-0041665; RESTRICTIONS, CONDITIONS, COVENANTS, EASEMENTS, LIENS, CHARGES AND REGULATIONS AS SET FORTH AND PROVIDED FOR IN AND CREATED BY THE MASTER DEED AND BY-LAWS ATTACHED THERETO, FOR ICON IN THE GULCH MID-RISE CONDOMINIUM, RECORDED AT INSTRUMENT NO. 20080423-0041666; CHARTER OF THE ICON IN THE GULCH MASTER CONDOMINIUM ASSOCIATION, INC. OF RECORD IN INSTRUMENT NO. 20080417-0038884; CHARTER OF THE ICON IN THE GULCH MID-RISE CONDOMINIUM ASSN., INC. OF RECORD IN INSTRUMENT NO. 20080417-0038885; STORMWATER DETENTION AGREEMENT OF RECORD IN INSTRUMENT NO. 20060224-0021730;

EASEMENT FOR SANITARY SEWERS AND/OR STORM DRAINAGE, WATER MAINS AND PUMPS OF RECORD IN INSTRUMENT NO. 20060224-0021800; SUBJECT TO THE ARTS CENTER REDEVELOPMENT PLAN OF RECORD IN BOOK 10965, PAGE 404, AS AMENDED IN BOOK 11625, PAGE 252, AND FURTHER AMENDED IN INSTRUMENT NO. 20020715-0084598; EASEMENTS RETAINED IN COUNCIL BILLS NOS. 658 AND 43-77; TEMPORARY CONSTRUCTION EASEMENT BETWEEN BELLSOUTH TELECOMMUNICATIONS, INC. AND METROPOLITAN DEVELOPMENT AND HOUSING AGENCY OF RECORD IN INSTRUMENT NO. 20040105-0001338 AND ANY AND ALL OTHER EXISTING EASEMENTS AND RESTRICTIONS AS SHOWN OF RECORD.

This is ( ) **unimproved** (X) **improved** property known as **600 12th Avenue South #832 Nashville, Tennessee 37203.**

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 31st day of January, 2014.

Stephanie Nameth

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Stephanie Nameth, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 31st day of January, 2014.

Notary Public

My Commission Expires:

(SEAL)

RETURN TO:
Rudy Title & Escrow
2012 21st Ave. South
Nashville, TN 37212