(3)

Davidson County DEEDWARR
Recvd: 10/20/15 12:55 5 pgs
Fees:27.00 Taxes:0.00
20151020-0106545

WARRANTY DEED

MAIL RECORDED DEED TO:

CYNTHIA SCIARRINO
DOANE & DOANE P.A.
2000 PGA BLVD.
SUITE 4410
NORTH PALM BEACH, FL 33408

OWNER (SEND TAX BILLS TO):

NICHOLAS E. D'ANTONA, TRUSTEE
1102 CEDARVIEW LANE
FRANKLIN, TN 37067

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS ($10.00) cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged, NICHOLAS E. D'ANTONA, who took title as NICHOLAS E. DANTONA, an unmarried man (herein, "Grantor"), whose address is 1102 Cedarview Lane, Franklin, TN 37067, hereby sells, transfers and conveys to NICHOLAS E. D'ANTONA, TRUSTEE, or any successors in trust, under the NICHOLAS E. D'ANTONA REVOCABLE TRUST dated August 27, 2015 and any amendments thereto (herein, "Grantee"), whose address is 1102 Cedarview Lane, Franklin, TN 37067, all of Grantor's interest in and to the following described real property located in Davidson County, State of Tennessee:

SEE EXHIBIT A ATTACHED HERETO.

Property street address: 301 Demonbreun Street, #1416, Nashville, TN 37201

TO HAVE AND TO HOLD said real estate, with all and singular the hereditaments and appurtenances of and to the same belonging or in anywise appertaining to the said Grantee and the said Grantee's heirs, successors and assigns, forever. AND the Grantor for the Grantor and Grantor's heirs, representatives, successors and assigns, does covenant and agree to and with Grantee and Grantee's heirs, successors and assigns, that Grantor is lawfully seized in fee of the aforesaid premises; that the same are free of all encumbrances except those appearing of record; that Grantor has good right to sell and convey the same to Grantee as aforesaid; and that the before granted premises Grantor will warrant and forever defend against all lawful claims whatever.

WITNESS my hand and seal this 28th day of September, 2015.

PIN NO: 093-06-0A-212.00-CO

This Instrument Prepared By: JOHN NORMAN, ESQ.
C/O U.S. DEEDS, P.A.
213 BRENTSHIRE DRIVE
BRANDON, FL 33511

GRANTOR:

Nicholas E. D'Antona, who took title as
Nicholas E. Dantona

STATE OF Tennessee
COUNTY OF Williamson

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, Nicholas E. D'Antona, who took title as Nicholas E. Dantona, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged execution of the foregoing instrument for the purposes therein contained.

Witness my hand and official seal this 28th day of September, 2015.

[Affix Notary Seal]

SCOTT THOMAS NEWELL
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 9-01-2017

SIGNATURE OF NOTARY PUBLIC
My commission expires: 9-1-2017

This transaction is exempt from recordation tax pursuant to T.C.A. Section 67-4-409(a)(3)(F) as it is a transfer to a revocable living trust.

OATH OF CONSIDERATION

STATE OF Tennessee
COUNTY OF Williamson

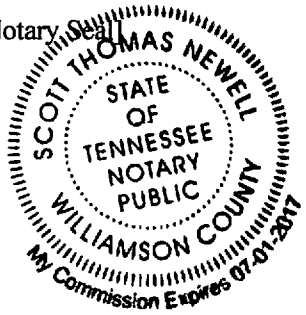
The actual consideration or value, whichever is greater, for this transfer is $ 0.00 (to revocable trust)

GRANTEE

Grantee signature Nicholas E. D'Antona
Nicholas E. D'Antona, Trustee

Subscribed and sworn to under oath before me, this 28th day of September, 2015.

[Affix Notary Seal]



SIGNATURE OF NOTARY PUBLIC
My commission expires: 7-1-2017

EXHIBIT A

[Legal Description]

A certain condominium apartment in the First Civil District of Nashville, Davidson County, Tennessee, known as Unit No. 1416 of the Horizontal Property Regime of Encore, a Residential Condominium Pursuant to Master Deed for Encore, a Residential Condominium of record as Instrument No. 20080225-0018429 and Master Deed for Encore, a Master Condominium of record as Instrument No. 20080225-0018425, Register's Office for Davidson County, Tennessee, to which referenced is made for a more complete description.

SOURCE OF DESCRIPTION AND GRANTOR'S EQUITABLE INTEREST:

Previous and last conveyance; the same being a deed to the within Grantor recorded in the Register's Office for Davidson County, Tennessee, as Document No. 20150501-0039386, on May 1, 2015.

PIN NO: 093-06-0A-212.00-CO

STREET ADDRESS:

301 Demonbreun Street, #1416, Nashville, TN 37201

The preparer of this document has been engaged solely for the purpose of preparing this instrument, has prepared the instrument only from the information given and has not been requested to provide, nor has the preparer provided, a title search, an examination of the legal description, an opinion on title or advice on the tax, legal or non-legal consequences that may arise as a result of the conveyance. Further such preparer has not verified the accuracy of the amount of consideration stated to have been paid or upon which any tax may have been calculated nor has the preparer verified the legal existence or authority of any person who may have executed the document. Preparer shall not be liable for any consequences arising from modifications to this document not made or approved by preparer.

True Copy Certification

I, Christine Moore, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Christine Moore
Signature

State of FLORIDA

County of HILLSOBOROUGH

Personally appeared before me, Martha A. Manfrin, a notary public for this county and state, Christine Moore, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Martha A. Manfrin
Notary's Signature

My Commission Expires: December 15, 2014
Notary' Seal (if on paper)

