WARRANTY DEED

Davidson County DEEDWARR
Recvd: 01/30/17 15:28 6 pgs
Fees:32.00 Taxes:0.00
20170130-0009874

MAIL RECORDED DEED TO:

LINDA C. KRAMER
KRAMER RADIN, LLP
280 SECOND STREET, SUITE 100
LOS ALTOS, CA 94022

OWNER (SEND TAX BILLS TO):

DAVID A. WINDLEY, TRUSTEE
ANNA M. FIMBRES-WINDLEY, TRUSTEE
1275 ALTAMEAD DRIVE
LOS ALTOS, CA 94024

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, DAVID WINDLEY and ANNA FIMBRES-WINDLEY, husband and wife (herein, "Grantor"), whose address is 1275 Altamead Drive, Los Altos, CA 94024, hereby sells, transfers and conveys to DAVID A. WINDLEY AND ANNA M. FIMBRES-WINDLEY, TRUSTEES, or any successors in trust, under THE WINDLEY FAMILY REVOCABLE TRUST dated January 17, 2017 and any amendments thereto (herein, "Grantee"), whose address is 1275 Altamead Drive, Los Altos, CA 94024, 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, Unit 1414, 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 17 day of January, 2017.

PIN NO: 093060A21000co

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

GRANTOR:

David Windley

ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

STATE OF CALIFORNIA }
}
COUNTY OF SANTA CLARA }

On January 17, 2017, before me, Tricia L. Manning, Notary Public, personally appeared **David Windley**, who proved to me on the basis of satisfactory evidence to be the person~~(s)~~ whose name~~(s)~~ is/~~are~~ subscribed to the within instrument and acknowledged to me that he/~~she/they~~ executed the same in his/~~her/their~~ authorized capacity~~(ies)~~, and that by his/~~her/their~~ signature~~(s)~~ on the instrument the person~~(s)~~, or the entity upon behalf of which the person~~(s)~~ acted, executed the instrument. I certify under PENALTY OF PERJURY under the laws of the state of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature _____ (Seal)

My Commission Expires: March 25, 2019

NRO1 TRICIA L. MANNING
COMM. #2101318
Notary Public · California
Santa Clara County
My Comm. Expires Mar. 25, 2019 NRO1

GRANTOR:

Anna Fimbres-Windley

ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

STATE OF CALIFORNIA }
}
COUNTY OF SANTA CLARA }

On January 17, 2017, before me, Tricia L. Manning, Notary Public, personally appeared **Anna Fimbres-Windley**, who proved to me on the basis of satisfactory evidence to be the person~~(s)~~ whose name(s) is~~/are~~ subscribed to the within instrument and acknowledged to me that ~~he/~~she~~/they~~ executed the same in ~~his/~~her~~/their~~ authorized capacity~~(ies)~~, and that by ~~his/~~her~~/their~~ signature~~(s)~~ on the instrument the person~~(s)~~, or the entity upon behalf of which the person~~(s)~~ acted, executed the instrument. I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct

WITNESS my hand and official seal.

Signature _____ (Seal)

My Commission Expires: March 25, 2019

NRO1 TRICIA L. MANNING COMM. #2101318 Notary Public - California Santa Clara County My Comm. Expires Mar. 25, 2019 NRO1

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 CALIFORNIA
COUNTY OF SANTA CLARA

The actual consideration or value, whichever is greater, for this transfer is $ 50.00 .

GRANTEE

Grantee signature _____
David A. Windley, Trustee

Grantee signature _____
Anna M. Fimbres-Windley, Trustee

ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

STATE OF CALIFORNIA }
}
COUNTY OF SANTA CLARA }

On January 17, 2017, before me, Tricia L. Manning, Notary Public, personally appeared **David A. Windley and Anna M. Fimbres-Windley**,* who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) ~~is/~~are subscribed to the within instrument and acknowledged to me that ~~he/she/~~they executed the same in ~~his/her/~~their authorized capacity~~(~~ies), and that by ~~his/her/~~their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument. I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct

*Trustees

WITNESS my hand and official seal.

Signature _____ (Seal)
My Commission Expires: March 25, 2019

TRICIA L. MANNING
COMM. #2101318
Notary Public - California
Santa Clara County
My Comm. Expires Mar. 25, 2019

EXHIBIT A
[Legal Description]

A certain condominium apartment in the 1st Civil District of Nashville,Davidson County, Tennessee, known as Unit No. 1414 of the Horizontal Porperty Regime of Encore, a Residential Condominium pursuant to Master Deed for Encore, a Residential Condominium of record in Instrument Number 20080225-0018429 and Master Deed for Encore, a Master Condominium of record as Instrument Number 20080225-0018425, Register's Office of Davidson County, Tennessee to which reference is made for a more complete description.

SUBJECT TO THE FOLLOWING:

1. 2016 property taxes are a lien and are now due and payable and are being paid simultaneously with the recording of this instrument.
2. Any and all building and zoning regulations of City, County and State.
3. Any and all easements which may affect the within described property.
4. Any and all notes,matters, restrictions, covenants and conditions as incorporated in the Master Deed of record in Instrument Number 20080225-0018425, said Register's Office.
5. By-Laws for Encore Condominiums homeowners association as incorporated in the Master Deed of record in Instrument Number 20080225-0018425, said Register's Office.
6. Charter for Encore Condominium homeowners association.

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 Instrument No. 20161118-0121651 on November 18, 2016.

PIN NO: 093060A21000CO

STREET ADDRESS: 301 Demonbreun Street, Unit 1414, 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.

17-43617 (hw)

True Copy Certification

I, Janna M. Lindstrom, 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.

Janna M. Lindstrom
Signature

State of Florida

County of Hillsborough

Personally appeared before me, Janna M. Lindstrom [~~Name of Notary~~], a notary public for this county and state, Dorene J. Royal [~~name of person making certification~~] who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

DORENE J. ROYAL
Notary Public - State of Florida
My Comm. Expires Jun 30, 2017
Commission # FF 136387

Dorene J. Royal
Notary's Signature

My Commission Expires: June 30, 2017
Notary' Seal (if on paper)