BILL GARRETT, Davidson County
Trans:T20170040830 DEEDWARR
Recvd: 05/12/17 15:27 2 pgs
Fees:13.00 Taxes:1369.00
20170512-0047565

RECORD AND RETURN TO:
Limestone Title and Escrow, LLC
5200 Maryland Way
Suite 202
Brentwood, Tennessee 37027
File No.: TN178901

WARRANTY DEED

Return to:
MAGNOLIA TITLE & ESCROW
1104 Fatherland Street
NASHVILLE, TN 37206

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $370,000.00.

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11th day of May, 2017.

NOTARY PUBLIC

My commission expires: 7-24-2017

BRYANT L. GRANTHAM
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

THIS INSTRUMENT PREPARED BY:
Limestone Title and Escrow, LLC, 5200 Maryland Way, Suite 202, Brentwood, TN 37027

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER:
Matthew Jacobson, as Trustee of the Matthew Jacobson Trust dated July 21, 2014 and Leigh Jurecka, as Trustee of the Leigh Jurecka Trust dated July 21, 2014 600 12th Avenue S, Unit 621 Nashville, TN 37203	New Owner 706 W. Roscoe St. Chicago IL 60657	093 13 0C 111.00

FOR AND IN CONSIDERATION of the sum of Three Hundred Seventy Thousand and 00/100 Dollars ($370,000.00), and other good and valuable consideration, cash in hand paid by the hereinafter named Grantee(s), the receipt of which is hereby acknowledged; the undersigned, **STEPHEN MIRENDA AND WIFE, KELLY MIRENDA, TO CREATE A TENANCY BY THE ENTIRETY**, hereinafter called the Grantor(s), have bargained and sold and by these presents do hereby transfer and convey unto, **MATTHEW JACOBSON, AS TRUSTEE OF THE MATTHEW JACOBSON TRUST DATED JULY 21, 2014 AND LEIGH JURECKA, AS TRUSTEE OF THE LEIGH JURECKA TRUST DATED JULY 21, 2014**, hereinafter called the Grantee(s), their heirs and assigns forever, that certain parcel of real estate situated in Davidson County, Tennessee, and being further described as follows, to-wit:

Land in Davidson County, Tennessee, being Unit No. 621 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 Mid-Rise 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 Stephen Mirenda and wife, Kelly Mirenda, to create a tenancy by the entirety, by Quitclaim Deed from Joshua Mirenda, Stephen Mirenda and wife Kelly Mirenda, dated 8/12/0416, recorded 8/24/2016, of record in Instrument #20160824-0088831, in the Register's Office for Davidson County, Tennessee. Being the same property previously conveyed to Joshua Mirenda, unmarried and Stephen Mirenda and Kelly Mirenda, husband and wife, by Warranty Deed from ICON in the Gulch, LLC dated 7/22/2010, of record in Instrument #20100819-0065613, said Register's Office.

The address of the herein described property is believed to be 600 12th Avenue S, Unit 621, Nashville, TN 37203, and is shown on all tax records as same, but such addresses are not part of the legal description of the property herein and in the event of any discrepancy, the legal description herein shall control.

This conveyance is made subject to all matters as shown of record in the Register's Office for Davidson County, Tennessee; and to the zoning and subdivision regulations of the appropriate governmental body.

TO HAVE AND TO HOLD said real estate, together with all of the appurtenances, estate and title thereunto belonging, unto the said Grantee(s), their heirs and assigns, forever.

The undersigned covenant with the said Grantee(s) that they are lawfully seized and possessed of said real estate; that they have a good right to convey the same; and that it is unencumbered except by lien of the 2017 property taxes, which taxes are being prorated between the parties, and the payment thereof will be the responsibility of the Grantee(s).

The undersigned further covenant and bind themselves, their heirs and assigns, forever to warrant and defend the title to said real estate unto the said Grantee(s), their heirs and assigns, against the lawful claims of all persons, whomsoever.

WITNESS MY/OUR HANDS, this the 11th day of May, 2017.

STEPHEN MIRENDA

KELLY MIRENDA

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public, Stephen Mirenda and Kelly Mirenda, 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 and seal, this the 11th day of May, 2017.

BRYANT L. GRANTHAM
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

Notary Public

My commission expires: 7-24-2017