Prepared by:
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103 Forrest Crossing Blvd Suite 205
,Franklin, TN 37064
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STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $395,900.00

Affiant

Subscribed and sworn to before me, this 20 day of October 2017.

Notary Public
My commission expires: 2.8.19

CARLA R. DILLARD
NOTARY PUBLIC AT LARGE
RUTHERFORD COUNTY, TENNESSEE

Bill Garrett Davidson County
Batch# 18178 DEEDWARR
10/25/2017 01:58:00 PM 4 pgs
Fees: $23.00 Taxes: $1,464.83

20171025-0109539

Address of New Owner:	Send Tax Bills to:	Tax Information
Nicole Bird	Same	093130C11800CO
817 Shadowstone Pl.		
Nashville TN 37220		

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged Louis C. Glaser and wife, Candyce H. Williams-Glaser and Charles N. Glaser, married, hereinafter referred to as Grantor(s), have bargained and sold, and do hereby transfer and convey to Nicole Bird and spouse, Michael Bird, hereinafter called the Grantee(s) their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Unit No. 629 of ICON in the Gulch Mid-Rise Condominium and Parking Space 829 as established by the Master Deed Establishing ICON in the Gulch Mid-Rise Condominium of record in Instrument No. 20080426-0041666 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 in Instrument No 20080423-0041665 Register's Office for Davidson County, Tennessee . Also conveyed herewith is 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 in Exhibit D to the Master Deed establishing ICON in the Gulch Mid-Ride Condominium for a more complete identification and description of such Unit.

Being the same property conveyed to Charles N. Glaser and Louis C. Glaser and wife Candyce H. Williams-Glaser by deed from ICON in the Gulch, LLC of record in

Instrument No, 201107050051290 Register's Office for Davidson County, Tennessee.

By his signature below, Grantor (Charles N. Glaser), swears that this property is not a marital residence and as such is not subject to any homestead, dower or other marital interest as contemplated by T.C.A. 260-2-307, or other similar statute.

This conveyance is made subject to the following: 1) 2018 taxes, a lien which are not yet due and payable. 2) Covenants, conditions, restrictions, reservation, easements liens for assessments options power of attorney and limitations on title created by the Tennessee "Horizontal Property Act" TCA and as set forth in the Master Deed of record in Instrument No. 200804230041666.Register's Office for County, Tennessee the premises herein is a condominium apartment established pursuant to the provisions of the Tennessee Code Annotated, and is subject to the provisions and requirements thereof; also subject to easements, rights, and interest in favor of other unit owners and all sewer, water, electrical, telephone and other utility easements now or hereafter established over, through or upon the land embracing the regime and building thereon; and also including without limitations all conditions covenants, restrictions, reservations, options, burdens, assessments, and other undertakings contained in the master "Deed " establishing a horizontal property regime of Icon In The Gulch Mid-Rise Condominium Of Record In Instrument No. 200804230041666.Register's Office for County, Tennessee the premises herein is a condominium apartment established pursuant to the provisions of the Tennessee Code Annotated, and is subject to the provisions and requirements Icon In The Gulch Mid-Rise Condominium Of Record In Instrument No. 200804230041666.Register's Office for County, Tennessee the premises herein is a condominium apartment established pursuant to the provisions of the Tennessee Code Annotated, and is subject to the provisions and requirements Icon In The Gulch Mid-Rise Condominium Of Record In Instrument No. 200804230041666, Register's Office for County, Tennessee the premises herein is a condominium apartment established pursuant to the provisions of the Tennessee Code Annotated, and is subject to the provisions and requirements thereof; also subject to easements, rights, and interest in favor of other unit owners and all sewer, water, electrical, telephone and other utility easements now or hereafter established over, through or upon the land embracing the regime and building thereon; and also including without limitations all conditions covenants, restrictions, reservations, options, burdens, assessments, and other undertakings contained in the master "Deed " establishing a horizontal property regime of Icon In The Gulch Mid-Rise Condominium 3) Covenants, conditions, restrictions, reservation, easements liens for assessments options power of attorney and limitations on title created by the Tennessee "Horizontal Property Act" TCA and as set forth in the Master Deed of record in Instrument No. 200804230041666.Register's Office for County, Tennessee the premises herein is a condominium apartment established pursuant to the provisions of the Tennessee Code Annotated, and is subject to the provisions and requirements thereof; also subject to easements, rights, and interest in favor of other unit owners and all sewer, water, electrical, telephone and other utility easements now or hereafter established over, through or upon the land embracing the regime and building thereon; and also including without limitations all conditions covenants, restrictions, reservations, options, burdens, assessments, and other undertakings contained in the master "Deed " establishing a horizontal property regime of Icon In The Gulch Mid-Rise Condominium Of Record In Instrument No. 200804230041666.Register's Office for County, Tennessee the premises herein is a condominium apartment established pursuant to the provisions of the Tennessee Code

Annotated, and is subject to the provisions and requirements Icon In The Gulch Mid-Rise Condominium Of Record In Instrument No. 200804230041665.Register's Office for County, Tennessee the premises herein is a condominium apartment established pursuant to the provisions of the Tennessee Code Annotated, and is subject to the provisions and requirements Icon In The Gulch Mid-Rise Condominium Of Record In Instrument No. 200804230041666.Register's Office for County, Tennessee the premises herein is a condominium apartment established pursuant to the provisions of the Tennessee Code Annotated, and is subject to the provisions and requirements thereof; also subject to easements, rights, and interest in favor of other unit owners and all sewer, water, electrical, telephone and other utility easements now or hereafter established over, through or upon the land embracing the regime and building thereon; and also including without limitations all conditions covenants, restrictions, reservations, options, burdens, assessments, and other undertakings contained in the master "Deed " establishing a horizontal property regime of Icon In The Gulch Master Condominium 4) Charter For Icon In The Gulch Mid-Rise Condominium Association Inc. of Record In Instrument No 200804170038885 5) Charter For Icon In The Gulch Master Condominium Association Inc. of Record in Instrument No 200804170038884

This property is improved property known as 600 12th Ave S. Unit 629, 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. Grantors covenant with Grantee(s) that Grantor(s) are lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor(s) do further covenant and bind themselves, their heirs, assigns and representatives, to warrant and forever defend the title to said land to 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 hand this 20th day of October, 2017.

Louis C. Glaser

Candyce H. Williams-Glaser

Charles N. Glaser

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Louis C. Glaser and Candyce H. Williams-Glaser and Charles N. Glaser, the bargainor(s), 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 official seal at Brentwood, Tennessee, this 26th day of October, 2017.

Notary Public

My Commission expires: 2/25/19

FILE NO: 10256

