(2)

Bill Garrett Davidson County
Batch# 45606 DEEDWARR
01/08/2018 02:06:58 PM 2 pgs
Fees: $13.00 Taxes: $1,661.30
20180108-0002348

Prepared By & Return To:
Lakeside Title & Escrow
854 Wren Road
Goodlettsville, TN 37072
17-1858TN

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 449,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE

Notary Public

MISTY M. THOMPSON STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY My Commission Expires 03-23-2019

Commission Expiration:

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL:
Robert B. Berry and Christina M. Berry 201 Due West Drive Mt. Juliet, TN 37122	SAME AS NEW OWNER	093 13 0C 217.00

WARRANTY DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I, **Katherine W. Schoch, married,** HEREINAFTER REFERRED TO AS THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Robert B. Berry and Christina M. Berry, husband and wife,** HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN **Davidson** COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Property known as 600 12th Avenue South Unit 914 Nashville, TN 37203, County of Davidson to wit:

Land in Davidson County, Tennessee, being Unit No. 914 as set forth in the Master Deed establishing Icon in the Gulch Master Condominium, A condominium form of ownership and use in the manner provided under the provisions of Tennessee Code Annotated, Title 66, Chapter 27, Section 101, ET, Seq of record as Instrument No. 20080423-0041665 in the Register's Office for Davidson County, Tennessee; and further by the Master Deed Establishing Icon in the Gulch Tower Condominium of record as Instrument No. 20080423-0041667 in said Register's Office, said Unit also being shown as Part of Exhibits "D" to said Master Deeds.

Being the same property conveyed to Katherine W. Schoch, a single person, by deed from Lori A. Hines, a single person and Nola Wyatt, a single person, dated 08/22/2012, filed and recorded 08/27/2012, of record as Instrument No. 20120827-0077089, said Register's Office.

The subject property is not the principal residence of the Grantor, nor her spouse or any dependents.

Limited Power of Attorney for Katherine W. Schoch, dated 12/27/17, recorded simultaneously herewith in Instrument No. 20180108-0002347 said Register's Office

Tax Map and Parcel ID is as follows 093 13 0C 217.00

THIS CONVEYANCE IS MADE SUBJECT TO: (1) all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record; (2) any and all applicable governmental and/or zoning regulations; (3) taxes which have been pro-rated as of the date of closing and assumed by the Grantee herein.

LTF File No.: 17-1858TN

This is improved property known as 600 12th Avenue South Unit 914, Nashville, TN 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 GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unemcumbered, 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 GRANTEES, 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 29th of December, 2017.

Katherine W. Schoch
By: Thornton C. Schoch, Jr.
Attorney - In - Fact

Katherine W. Schoch
By: Thornton C. Schoch, Jr., Attorney-in-Fact

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this the **29th day of December, 2017,** before me, appeared **Thornton C. Schoch, Jr.,** to me personally known (or proved to me on the basis of satisfactory evidence), who, being by me duly sworn (or affirmed) did say that he is the lawful attorney-in-fact for **Katherine W. Schoch**, and that said instrument was signed in behalf of the said **Katherine W. Schoch**, by himself as attorney-in-fact.

Witness my hand at office this the day and year above written.

Carrie Ann Porter

Notary Public
My commission expires:

CARRIE ANN PORTER NOTARY PUBLIC STATE OF TENNESSEE SUMNER COUNTY

NOTARY PUBLIC
Carrie Ann Porter
My Commission Expires
September 22, 2020
STATE OF TENNESSEE