THIS INSTRUMENT PREPARED BY:
Chapman & Rosenthal Title, Inc.
2002 Richard Jones Rd, Ste 203A
Nashville, TN 37215

CRT File No. 180214980

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is: $329,000.00

Affiant

Subscribed and sworn to before me, this 9th day of March, 2018.

Notary Public
My Commission Expires: 07/06/20

DANA DELWORTH STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 07-06-2020

Bill Garrett Davidson County
Batch# 65086 DEEDWARR
03/05/2018 12:42:51 PM 2 pgs
Fees: $13.00 Taxes: $1,217.30
20180305-0020499

WARRANTY DEED

Address New Owner:	Send Tax Bills To:	Tax Information:
Michelle Elizabeth Cox 212 Sloan Road Nashville TN 37209	New Owner	Tax Parcel ID No. 103-08-0B-212.00 CO

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Peter Mintz and Caryn Mintz, Trustees of The Peter Mintz and Caryn Mintz Living Trust, dated January 29, 2013** ("Grantors"), have this day bargained and sold, and does hereby transfer and convey to **Michelle Elizabeth Cox**, married ("Grantees"), her successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described as follows:

Land in Davidson County, Tennessee, being Unit No. 212, on the Horizontal Property Regime for ~~Park Lane~~ Parklane Condominiums, Phase III, as recorded in the Master Deed of record in Book 7486, page 75, Register's Office for Davidson County, Tennessee, to all of which reference is hereby made for a more complete description, together with an undivided percentage interest in the common elements allocated to said unit as set forth in said Master Deed.

Being the same property conveyed to CARYN MINTZ and PETER MINTZ, husband and wife, by deed from ALLISON HOLCOMB HARRIS F/K/A ALLISON HOLCOMB, TRUSTEE OF THE ALLISON HOLCOMB HARRIS REVOCABLE TRUST U/A/D SEPTEMBER 26, 2012 F/K/A THE ALLISON HOLCOMB REVOCABLE TRUST, of record in Instrument No. 20160628-0065670 , dated June 24, 2016 , said Register's Office.

Being further conveyed to PETER MINTZ AND CARYN LISA MINTZ, TRUSTEES OF THE PETER AND CARYN MINTZ LIVING TRUST, DATED JANUARY 29, 2013 by quitclaim deed from CARYN MINTZ and PETER MINTZ, wife and husband, of record in Instrument No. 20160720-0074699, dated July 12, 2016, said Register's Office.

This Conveyance is subject to the matters set forth below, if any, as well as any and all zoning regulations, building restrictions, setback lines, conditions, covenants, and restrictions (as may be amended or supplemented), all easements, utility easements or rights of ways for public utilities that appear in the appropriate public record.

General or special taxes and assessments required to be paid in the year 2018 and subsequent years for Map-Par. 103-08-0B-212.00 CO.

Liability for taxes assessed by correction pursuant to the provisions of Tennessee Code Annotated sections 67-5-603, et seq.

Return to:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

Master Deed of record in Book 7486, page 75 and ByLaws appended in Master Deed of record in Book 7376, page 571, said Register's Office.

This is improved property located at 212 Sloan Road Nashville TN 37209

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantees, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except for current taxes, and restrictions and easements of record. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantees, its successors, heirs and assigns against the lawful claims of all persons whatsoever.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this ~~9th~~ 28 G.L day of ~~March~~ February G.L, 2018.

The Peter and Caryn Mintz Living Trust,
dated January 29, 2013

Peter Mintz, Trustee

Caryn Mintz, Trustee

STATE OF ~~TENNESSEE~~ Florida G.L)
COUNTY OF ~~DAVIDSON~~ Palm Beach)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Peter Mintz and Caryn Mintz, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained and who further acknowledged that they are the Trustees of The Peter and Caryn Mintz Living Trust, dated January 29, 2013 the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this G.L 28 G.L day of ~~March~~ February G.L, 2018.

Notary Public

My Commission Expires: JULY 1, 2018

GUY LEVHAR
Notary Public - State of Florida
My Comm. Expires Jul 1, 2018
Commission # FF 138144