Bill Garrett Davidson County
Batch# 92482 DEEDWARR
05/15/2018 09:41:30 AM 3 pgs
Fees: $18.00 Taxes: $4,532.50
20180515-0046181

	STATE OF TENNESSEE COUNTY OF WILLIAMSON The actual consideration or value, whichever is greater, for this transfer is $1,225,000.00. Affiant Subscribed and sworn to before me, this the 13th day of May, 2018. Notary Public My commission expires: 5.25.20

RYAN A. RAFOTH STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Windmill Title, LLC
7103 Bakers Bridge Ave., Ste 103
Brentwood, TN 37027
Phone: (615) 613-0483

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Information for Reference Purposes:
Robin S. Shah	New Owner	**093 13 0C 403.00 & 093 13 0C 404.00**
600 12th Avenue South, Unit~~s 2202 and 2204~~ 2204		
Nashville, TN 37203		

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

Ronald D. Buck and Mary Buck, husband and wife

HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Robin S. Shah

HEREINAFTER CALLED THE GRANTEE(S), HIS/HER/THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

A certain condominium located in Davidson County, Tennessee, being Unit Nos. 2202 and 2204 of Icon in the Gulch Tower Condominium (the "Unit") and as established by the Master Deed Establishing Icon in the Gulch Tower Condominium, of record in Instrument No. 20080423-0041667, Register's Office for Davidson County, Tennessee. The Icon in the Gulch Tower Condominium constitutes the Tower 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, 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 Tower Condominium. Reference is hereby made to the plat of Icon in the Gulch Tower Condominium, of record in Exhibit D of the Master Deed establishing Icon in the Gulch Tower Condominium, for a more complete identification and description of said Unit.

Being the same property conveyed to Ronald D. Buck and wife, Mary Buck by Warranty Deed from Kelly Smith, Trustee of the Kelley Smith Revocable Living Trust, dated November 01, 2012 of record in Instrument No. 20150720-0070536, Register's Office for Davidson County, Tennessee, dated July 16, 2015 and recorded on July 20, 2015, and Correction of Warranty Deed recorded in Instrument No. 20180314-0024047, in said Register's Office.

This conveyance is subject to all recorded declarations, covenants, conditions, restrictions, planning documents and easements of public record in said Register's Office, all applicable governmental and zoning regulations, and a lien for taxes for the current year, which have been prorated and assumed by Grantee.

This is improved (_x__) unimproved (____) property known as 600 12th Avenue South, Units 2202 and 2204, 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 GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, 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 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/OUR HANDS EFFECTIVE AS OF 13th day of May, 2018:

Ronald D. Buck

Mary Buck

STATE OF TENNESSEE)
)
COUNTY OF WILLIAMSON)

INDIVIDUAL ACKNOWLEDGEMENT

Personally appeared before me, a Notary Public of said County and State, Ronald D. Buck and Mary Buck, the within named Grantor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this the 13th day of May, 2018.

My Commission Expires: 5-25-20

Notary Public

RYAN A. RAFOTH
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

20181275R

True Copy Certification

I, Alyssa Rayne, 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.

Signature

State of Tennessee

County of Williamson

Personally appeared before me, Ashley Ann Reiss, a notary public for this county and state, Alyssa Rayne who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 2/9/2020

Notary' Seal (if on paper)

