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

CRT File No. 180416030

Bill Garrett Davidson County
Batch# 99465 **DEEDWARR**
06/04/2018 09:19:33 AM 2 pgs
Fees: $13.00 Taxes: $2,488.25

20180604-0052762

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is: $672,500.00.

Kella Farris, trustee
Affiant

Subscribed and sworn to before me, this 31st day of May, 2018.

Notary Public
My Commission Expires:

WILLIAM T. CHAPMAN, IV
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 09-10-2018

WARRANTY DEED

Address New Owner:	Send Tax Bills To:	Tax Information:
Michael Marzialo and Linda Marzialo 3611 Westbrook Avenue Nashville TN 37205	New Owner	Tax Parcel ID No. 104-05-244.00

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, **Kella Stephenson Farris, as Trustee of The Hillary L. Lindsey Living Trust dated July 8, 2009 and as amended May 31, 2018** ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **Michael Marzialo and Linda Marzialo, husband and wife**, ("Grantees"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described as follows:

Land lying in Davidson County, Tennessee, more particularly described as follows:

Being Lot No. 467 on the Map of Richland Realty Company's Subdivision "C" of record in Book 421, Page 31, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed by Warranty Deed from Hillary L. Lindsey to Hillary L. Lindsey, Trustee of The Hillary L. Lindsey Living Trust, established by the Revocable Trust Agreement of Hillary L. Lindsey, dated July 8, 2009, as recorded on the 22nd day of July, 2009 in Instrument No. 20090722-0068881 and General Warranty Deed from Elizabeth S. Clarke, an unmarried person to Hillary Lindsey, as recorded on the 15th day of September, 2004 in Instrument No. 20040915-0111305, in the Register's Office of Davidson County, Tennessee.

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.

County of Davidson taxes for the year 2018 and thereafter, not yet due and payable.

Liability as to taxes resulting from supplemental, revised or correction assessments pursuant to the provisions of Tennessee Code Ann 67-5-603, et seq.

Restrictions, dedications, conditions, reservations, easements and other matters shown on the plat of RICHLAND REALTY COMPANY'S SUBDIVISION "C", as recorded in Plat Book 421, Page(s) 31.

Covenants, conditions, restrictions, easements or servitudes, if any, appearing in the public records.

Electrical Permit for detached structure recorded in Book 9736, Page 643.

This is improved property located at 3611 Westbrook Avenue Nashville TN 37205

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 31st day of May, 2018.

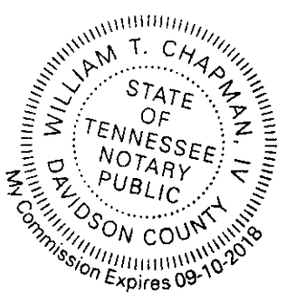
The Hillary L. Lindsey Living Trust

By: Kella Farris, Trustee
Kella Stephenson Farris, Trustee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Kella Stephenson Farris, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained and who further acknowledged that she is a trustee of The Hillary L. Lindsey Living Trust, dated May 31, 2018, 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 31st day of May, 2018.



Notary Public