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

CRT File No. 180616532

Karen Y Johnson Davidson County
Batch# 145774 DEEDWARR
09/27/2018 08:56:40 AM 2 pgs
Fees: $13.00 Taxes: $980.50

20180927-0095754

HUDSON LEWIN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
MY COMMISSION EXPIRES JANUARY 19, 2022

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is: $265,000.00.

Affiant

Subscribed and sworn to before me, this 21st day of September, 2018.

Notary Public
My Commission Expires: _____

WARRANTY DEED

Address New Owner:	Send Tax Bills To:	Tax Information:
5025 Hillsboro Pike 1B, LLC 5025 Hillsboro Pike 1B Nashville TN 37215	New Owner	Tax Parcel ID No. 131-01-0D-003.00-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, **Robert Lovett West, Trustee of The Robert Lovett West and Louise McEntyre West Revocable Trust** ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **5025 Hillsboro Pike 1B, LLC**, ("Grantees"), its 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. 3, also known as Apt 1-B on the Plan of Georgetown Condominium Apartments, of record in Plat Book 5200, Page 4, Register's Office for said County, together with the appurtenant interest in the common elements of 5025 Hillsboro Homeowners Association, a horizontal property regime established by Master Deed and By Laws of record in Book 5211, Page 325, amended in Book 5616, Page 133 and Book 6079, Page 516 said Register's Office to which reference is hereby made for a more complete description.

Being the same property conveyed to The Robert Lovett West and Louise McEntyre West Revocable Trust, Robert Lovett West and Louise McEntyre West, Trustees by Quitclaim deed from Robert L. West and Louise M. West of record in Instrument No. 20140912-0083909 Register's Office for Davidson County, Tennessee, dated September 10, 2014 and recorded on September 12, 2014. Louise McEntyre West having died on September 24, 2015, in Davidson County, Tennessee, leaving Robert Lovett West as the sole Trustee.

Being also known as 5025 Hillsboro Pike 1B Nashville, Tennessee 37215.

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.

Taxes for the year 2018, a lien not yet due and payable and all years thereafter.

Subject to all matters shown on the Plan of record in Plat Book 5200, Page 4, Register's Office for Davidson County, Tennessee.

The premises herein insured is a condominium apartment established pursuant to the provisions of the Tennessee Horizontal Property Act as the same is set out in Section 66-27-101, et seq., of the Tennessee Code Annotated, and is subject to the provisions and requirements thereof and is subject to the By-Laws for the administration thereof; also subject to the 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 buildings thereon; and also including without limitations, all conditions, covenants, restrictions, options, burdens, assessments and other undertakings contained in the Master Deed establishing a Horizontal Property

Regime of Georgetown Apartments of record in Book 5211, Page 325, as amended in Book 5616, Page 133 and Book 6079, Page 516, Register's Office for Davidson County, Tennessee.

Charter of record in Book 5233, Page 459, in the Register's Office for Davidson County, Tennessee.

Easement to Metropolitan Government of Nashville and Davidson County, Tennessee of record in Book 4308, Page 575, in the Register's Office for Davidson County, Tennessee.

Deed of Conveyance for sanitary sewer to the Metropolitan Government of Nashville and Davidson County of record in Book 4308, Page 650, in the Register's Office for Davidson County, Tennessee.

Easement granted to Metropolitan Government of Nashville and Davidson County of record in Book 7873, Page 859, in the Register's Office for Davidson County, Tennessee.

Resolution of record in Instrument Number 20120731-0067332, in the Register's Office for Davidson County, Tennessee.

Grant of Easement to Comcast of Nashville I, LLC of record in Instrument Number 20110620-0047283 and Instrument No. 20150505-0040558, in the Register's Office for Davidson County, Tennessee.

Rights and easements of adjoining landowners in and to any party wall(s) located on the insured parcel.

Subject to rights of others in and to the common areas and/or elements.

This is improved property located at 5025 Hillsboro Pike 1B Nashville TN 37215

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 21st day of September, 2018.

The Robert Lovett West and Louise McEntyre West Revocable Trust

BY: _____
Robert Lovett West, Trustee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Robert Lovett West, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained and who further acknowledged that he is the Trustee for The Robert Lovett West and Louise McEntyre West Revocable Trust dated September 10th, 2014, 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 21st day of September, 2018.

_____
Notary Public

My Commission Expires: 01/17/21

NATHAN L. POWERS
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY