NEW OWNER:

Pat and Eileen Walsh
600 12th Avenue South
Nashville, TN 37203

SEND TAX BILLS TO:

New Owner

THIS INSTRUMENT PREPARED BY:

TRESSLER & ASSOCIATES, PLLC
Attorneys at Law
212 North Castle Heights Avenue
Lebanon, TN 37087

FILE NO: 18-0568

MAP & PARCEL
093-13-0C-256.00-C

Space for Recorder's Stamp

Karen Y Johnson Davidson County
Batch# 156156 **DEEDWARR**
11/02/2018 10:54:51 AM 3 pgs
Fees: $18.00 Taxes: $1,424.50

20181102-0108806

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **THREE HUNDRED EIGHTY FIVE THOUSAND AND 00/100 DOLLARS ($385,000.00)** cash in hand paid, the receipt of which is hereby acknowledged, **ALLISON D. FUQUA, an unmarried woman** ("Grantors") have this day bargained and sold and by these presents do hereby transfer and convey unto **PAT WALSH AND EILEEN WALSH** ("Grantees"), their successors and assigns, forever, the following tract or parcel of land, situated and lying in Davidson, Tennessee, bound and described as follows, to-wit:

Land in Davidson County, Tennessee, being Unit No. 1204 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 Allison D. Fuqua, an unmarried woman by Warranty deed from Icon In the Gulch, LLC, a Tennessee Limited Liability Company of record in Instrument No. 20111212-0096789 Register's Office for Davidson County, Tennessee, dated December 09, 2011 and recorded on December 12, 2011.

Being also known as 600 12TH AVENUE SOUTH NASHVILLE, Tennessee 37203.

TO HAVE AND TO HOLD said property, together with any and all appurtenances and improvements thereunto, belonging to the said Grantees, their heirs and assigns, in fee simple, forever.

GRANTORS covenant with said Grantees that Grantors are lawfully seized and possessed of said property; that Grantors have a good and lawful right to make this conveyance; that the same is free, clear and unencumbered, except as noted herein; and Grantors will forever warrant and defend the title thereto against the lawful claims of all persons whomsoever.

THIS CONVEYANCE is made subject to all visible easements, rights-of-way, and any and all restrictions, existing roadways, easements and rights-of-way of record.

POSSESSION shall be given with deed.

PROPERTY TAXES for the current year shall be prorated.

IN WITNESS WHEREOF, Grantors have executed or caused this instrument to be executed by its duly authorized representative, this 25 day of **October, 2018**.

Allison D. Fuqua

Allison D. Fuqua

STATE OF TENNESSEE

COUNTY OF

Personally appeared before me, the undersigned authority, a notary public in and for the state and county aforesaid, **Allison D. Fuqua**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office this 25 day of **October,2018**.

Hunter B. Thrasher

NOTARY PUBLIC

My commission expires: 10-26-24

HUNTER B. THRASHER
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

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The actual consideration or value, whichever is greater, for this transfer is $ **385,000.00**.

Pat Walker

AFFIANT

Sworn to and subscribed to before me this 25 day of **October, 2018**.

Hunter B. Thrasher

NOTARY PUBLIC

My commission expires: 10-26-21

HUNTER B. THRASHER
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY