WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $670,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF NOVEMBER, 2018.

Notary Public

MY COMMISSION EXPIRES: November 8, 2021
(AFFIX SEAL)

JENNIFER ROBERTS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
Commission Expires Nov. 8, 2021

W-P-18-3014

THIS INSTRUMENT WAS PREPARED BY
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Guang Zhao Zhang and Tracy Kim Thiele	**New Owner**	
(NAME) **3014 Hedrick Street, Apt 506**	(NAME) PO Box 30574 Clarksville, TN 37043	**104-02-0T-506.00-CO**
(ADDRESS) **Nashville, TN 37203**	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

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 consideration, the receipt of which is hereby acknowledged, **MICHAEL D. SONTAG, TRUSTEE OF THE AMENDED AND RESTATED NOMINEE TRUST AGREEMENT DATED FEBRUARY 27, 2014,** hereinafter called the Grantor(s), has/have bargained and sold, and by these presents do/does transfer and convey unto **GUANG ZHAO ZHANG AND TRACY KIM THIELE,** hereinafter called the Grantee(s), his/her/its/their heirs, successors and assigns, that certain tract or parcel of land in **DAVIDSON** COUNTY, STATE OF **TENNESSEE**, described as follows, to wit:

A Condominium Apartment in Davidson County, Tennessee, being Unit PH6 of West End Lofts Condominium, a horizontal property regime pursuant to the Tennessee Horizontal Property Act, as shown on Exhibit "D" to the Master Deed of record in Instrument No. 20000714-0069948 and amended in Instrument No. 20010524-0054282, Register's Office for said County, to which source reference is hereby made for more complete details of description, together with the said Apartment's appurtenant undivided interest in the general and limited common elements of the Condominium. Pursuant to the terms of Paragraph 8 of the Master Deed, Grantor hereby allocates parking spaces No. 2 and 19, as shown on page 13 of the said Exhibit "D".

Being the same property conveyed to Jessica K. Bracken by Warranty Deed from R. David McDowell, unmarried of record in Instrument No. 20090622-0057874 Register's Office for Davidson County, Tennessee, dated June 18, 2009 and recorded on June 22, 2009.

Being the same property conveyed to Michael Sontag Trustee of the Amended and Restated Nominee Trust Agreement dated February 27, 2014 by Special Warranty Deed from Jessica K. Bracken of record in Instrument No. 20170615-0060151 Register's Office for Davidson County, Tennessee, dated June 09, 2017 and recorded on June 15, 2017.

This conveyance is subject to:
- Taxes for the year 2019 and subsequent years.
- All matters shown on the Plan of record in Book 11190, page 63, Register's Office for Davidson County, Tennessee.
- Master Deed establishing a Horizontal Property Regime of West End Lofts of record in Instrument Number 20000714069948 amended in Instrument 20010524054282, Register's Office for Davidson County, Tennessee.
- Landscape Contract in Instrument 20000802-0076554, Register's Office for Davidson County, Tennessee.
- Charter for HOA in Instrument 20041014-0124080, Register's Office for Davidson County, Tennessee.
- Any and all existing easements and restrictions as shown of record not stated herein

This is **improved** property known as: **3014 Hedrick Street, Apt 506, Nashville, Tennessee 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.

Karen Y Johnson Davidson County
Batch# 162057 **DEEDWARR**
11/16/2018 03:45:03 PM 2 pgs
Fees: $13.00 Taxes: $2,479.00

20181116-0113325

Witness my/our hand(s) this the 15th DAY OF NOVEMBER, 2018.

Amended and Restated Nominee Trust Agreement dated February 27, 2014

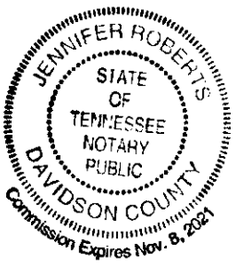
BY: _____
Michael D. Sontag
Trustee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned Notary Public, personally appeared MICHAEL D. SONTAG, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged such person to be the TRUSTEE of AMENDED AND RESTATED NOMINEE TRUST AGREEMENT DATED FEBRUARY 27, 2014, the within named bargainor, a corporation, and that such person, executed the foregoing instrument for the purpose therein contained, by personally signing the name of the corporation as TRUSTEE.

Witness my hand and official seal, this the 15th of November, 2018.

_____
Notary Public
My Commission Expires: November 8, 2021
(SEAL)



RETURN TO:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212