Prepared by:
Record and Return to:
Chapman and Rosenthal Title, Inc
2002 Richard Jones Rd., Ste 203-A
Nashville, TN 37215

NEW OWNER:
Sarah Norris
201 Mckennell Drive
Nashville, TN 37206

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: 19-024

MAP & PARCEL
072-15-4F-001.00CO

Space for Recorder's Stamp

Karen Johnson Davidson County
Batch# 190636 **DEEDWARR**
02/01/2019 09:08:35 AM 3 pgs
Fees: $18.00 Taxes: $1,464.83

20190201-0009674

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **THREE HUNDRED NINETY FIVE THOUSAND NINE HUNDRED AND 00/100 DOLLARS ($395,900.00)** cash in hand paid, the receipt of which is hereby acknowledged, **508 Investors, LLC, A LIMITED LIABILITY COMPANY** ("Grantors") have this day bargained and sold and by these presents do hereby transfer and convey **TODD NORRIS AND SARAH NORRIS, HUSBAND AND WIFE** ("Grantees"), their successors and assigns, forever, the following tract or parcel of land, situated and lying in Davidson County, Tennessee, bound and described as follows, to-wit:

Land in Davidson County, Tennessee, being Unit No. 1, together with common areas, as established by Declaration of Covenants, Conditions and Restrictions Establishing The Horizontal Property Regime McKennell Estates, of record as Instrument No. 20170719-0072821, as amended in Instrument No. 20190201-0009673 and being shown on Plat attached thereto as Exhibit "B", in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being a portion of the same property conveyed to 508 Investors, LLC, a Tennessee Limited Liability Company by Warranty Deed from Joseph M. Roberts, of record in Instrument No. 20170406-0033717, Register's Office for Davidson County, Tennessee, dated April 03, 2017 and recorded on April 06, 2017.

Being also known as 201 McKennell Drive, Nashville, Tennessee 37206.

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 **January, 2019**.

508 INVESTORS, LLC, A TENNESSEE LIMITED LIABILITY COMPANY

BY: **THEODORE J. BERTUCA, PRESIDENT**

STATE OF TENNESSEE

COUNTY OF WILSON

Personally appeared before me, the undersigned authority, a notary public in and for the state and county aforesaid, **THEODORE J. BERTUCA**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who acknowledged that **THEODORE J. BERTUCA** is the President of 508 INVESTORS, LLC, A TENNESSEE LIMITED LIABILITY COMPANY, the within named bargainer, and as such authorized officer, being given the authority to so do, executed the within instrument on behalf of the corporation by signing its name as such authorized officer.

WITNESS my hand and official seal at office this 25 day of **January, 2019**.

NOTARY PUBLIC

My commission expires: 10-26-21

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 $ **395,900.00**.

AFFIANT

Sworn to and subscribed to before me this 25th day of **January, 2019**.

NOTARY PUBLIC

My commission expires: _____

MCKENZIE TEASLEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES MARCH 17, 2020