Karen Johnson Davidson County
Batch# 194819 DEEDWARR
02/13/2019 10:29:30 AM 4 pgs
Fees: $23.00 Taxes: $3,552.00
20190213-0013498

#34616

THIS INSTRUMENT PREPARED BY: **Mudter, Patterson & Cox PLLC** **3811 Bedford Avenue** **Suite 205** **Nashville, Tennessee 37215** **Record & Return To:** **First Title & Escrow Co., Inc.** **FTEC File No. 34616-01-2019**	STATE OF TENNESSEE, COUNTY OF DAVIDSON: The actual consideration or value, whichever is greater, for this transfer is: $960,000.00. Affiant Subscribed and sworn to before me this 12th day of February, 2019. Notary Public My Commission Expires:

GEORGE E. MUDTER JR. STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON MY COMMISSION EXPIRES MAY 5, 2020

WARRANTY DEED

Address New Owner: Equitable Trust Company, as Trustee 3737 West End Avenue #302 Nashville, TN 37205	**Send Tax Bills To:** Equitable Trust Company 1400 Harding Pike, Suite 31B Nashville, TN 37205	**Tax Information:** Map and Parcel No.: 104 09 0 J 302 00CO

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, **George C. DeZevallos, unmarried** ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **Equitable Trust Company, as Trustee of the Lisle C. Hooper Revocable Trust u/a/d May 31, 2011, as amended and restated as of September 1, 2015** ("Grantee"), its successors, heirs and assigns, all that tract or parcel of land in DAVIDSON County, Tennessee, more particularly described on Exhibit "A" hereto.

This is improved property located at 3737 West End Avenue #302, Nashville, TN 37205.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantee, 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 as set out on Exhibit "A" hereto. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantee, its successors, heirs and assigns against the lawful claims of all persons, except as set out on Exhibit "A" hereto.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

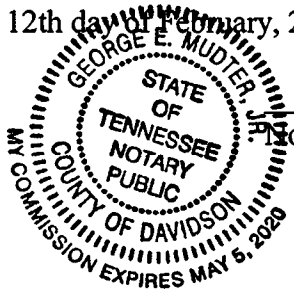
IN WITNESS WHEREOF, Grantor has executed this instrument on the 12th day of February, 2019.

George C. DeZevallos

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, George C. DeZevallos, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 12th day of February, 2019.



Notary Public

My Commission Expires:

EXHIBIT "A"

Land in Davidson County, Tennessee, being Unit No. 302, together with allocated parking space Nos. 19 through 22 and reserved space No. 15, together with the appurtenant interest in the common elements of The Westbury Condominiums, a horizontal property regime established by Master Deed, of record in Book 6819, page 210 and amended in Book 6886, page 662 and Book 6958, page 220, Instrument No. 20000606-0055942, and Instrument No. 20140717-0063499, Register's Office for Davidson County, Tennessee, said Unit being depicted on the Condominium Site Plan attached as Exhibit "C" to the aforementioned Master Deed.

Being the same property conveyed to George C. DeZevallos by deed dated January 6, 2017 from Ann Harwell Wells, Trustee of the Family Trust u/w/o Charles Edmon Wells, and Ann Harwell Wells, Trustee of the Tennessee QTIP Trust u/w/o Charles Edmon Wells of record in Instrument No. 20170113-0004297, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to:

1. State and County taxes for the year 2019, which have been prorated and assumed by Grantee. Map and Parcel No. 104 09 0 J 302 00CO.
2. Covenants, Conditions, Restrictions and Agreements, including the agreement to pay assessments for the maintenance of common areas, contained in the Master Deed (and By-Laws) for The Westbury Condominiums, of record in Book 6819, page 210 amended in Book 6886, page 662, Book 6958, page 220, Instrument No. 20000606-0055942, and Instrument No. 20140717-0063499, Register's Office for Davidson County, Tennessee.
3. Terms and limitations imposed by Tennessee Horizontal Property Act, T.C.A. § 66-27-101, et seq.
4. All matters appearing on the Plan of record as Book 6050, page 116, Register's Office for Davidson County, Tennessee.

True Copy Certification

I, KELLY E. COX, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

KELLY E. COX

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, STACY L. THOMAS, a notary public for this county and state, KELLY E. COX, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature
My Commission Expires: _____
Notary Seal:

