THIS INSTRUMENT WAS PREPARED BY

Bankers Title & Escrow Corp.
3310 West End Ave., Ste. 540
Nashville, TN 37203

CARMEN COATS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 03-08-2022

Karen Johnson Davidson County
Batch# 196656 DEEDWARR
02/19/2019 03:42:36 PM 2 pgs
Fees: $13.00 Taxes: $1,217.30

20190219-0015063

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 329,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19th DAY OF FEBRUARY, 2019.

Carmen Coats
Notary Public

MY COMMISSION EXPIRES: _____

(AFFIX SEAL)

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Kathryn J. Falk	Movement Mortgage, LLC	MAP 104-01-0B-
391 Normandy Circle	8024 Calvin Hall Road	PARCEL 143.00-CO
Nashville, TN 37209	Indian Land, SC 29707	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS. THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I, **Evan Granier, a single person**

HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Kathryn J. Falk, an unmarried woman**

HEREINAFTER CALLED THE GRANTEE, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

A certain condominium apartment in Davidson county, Tennessee, being unit no. 391 on lot no. 45 of the Normandy Place Condominiums, a horizontal property regime created under title 66, section 27-101, et seq. As amended, Tennessee code annotated and as established by a Master Deed for Normandy Place Condominiums of record under Instrument 20020214-0019862 as amended in Instrument 20020523-0063131, amended at Instrument nos. 20101004-0079010 and 20120628-0056775, register's office for Davidson county, Tennessee, including without limitation the by-laws appended thereto, said register's office, together with the undivided percentage interest in the common elements appurtenant to said unit, as set forth in said master deed. Reference is hereby made to the plan of Normandy Place Condominiums, for placement of units, as shown on exhibit "E" to the Master Deed of record in Instrument 20020214-0019862, amended by first amendment in Instrument 20020523-0063131, amended at instrument nos. 20101004-0079010 and 20120628-0056775, said register's office, to which reference is hereby made for a more complete description.

Being the same property conveyed to Evan Granier, a single person by Warranty deed from Joshua D. Hutcheson, a single person and Christina M. Infusino, a single person of record in Instrument No. 20130430-0042712 Register's Office for Davidson County, Tennessee, dated April 26, 2013 and recorded on April 30, 2013

THIS CONVEYANCE IS SUBJECT TO: (1) Taxes for the year 2019, a lien not yet due and payable; (2) all matters shown on the Plan of record in Plat Book 1835, Page 10; (3) the Master Deed establishing a Horizontal Property Regime of Normandy Place Condominiums of record in Instrument Number 20020214-0019862, as amended in Instrument No. 20020523-0063131, Instrument No. 20101004-0079010 and Instrument No. 20120628-0056775; (4) Amendment to the Rules and Regulations of record in Instrument Number 20080222-0017616; (5) Charter for HOA of record in Instrument Number 20020114-0005489; (6) Conveyance of common areas of record in Instrument Number 2004123-0015033; (7) Restrictive Covenants of record in Book 4984, Page 815; (8) Easement(s) for Sanitary Sewer and/or Storm Drainage of record in Book 3027, Page 526, Book 3027, page 536 and Book 4218, page 818; (9) Underground Utility Easement of record in Instrument Number 20080222-0027558; (10) Rights and easements of adjoining landowners in and to any party wall(s); (11) Subject to rights of others in and to the common areas and/or elements; (12 All visible easements; (13) All applicable governmental and zoning regulations.

This is IMPROVED property known as **391 Normandy Circle, Nashville, TN 37209.**

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, her heirs and assigns forever; and we do covenant with the said GRANTEE 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, her 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.

Witness my hand this the 19th day of February, 2019.

Evan Granier by James Waechter, Attorney-in-Fact

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **James Waechter** 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 on behalf of **Evan Granier**, as his Attorney in Fact, as the free act and deed of the within named **Evan Granier**.

Witness my hand and official seal this the 19th day of February, 2019.

My Commission expires 9-6-22

Notary Public

TRACEY PERRY
TENNESSEE
NOTARY
PUBLIC
COUNTY OF DAVIDSON