Karen Johnson Davidson County
Batch# 202144 DEEDWARR
03/06/2019 09:26:30 AM 3 pgs
Fees: $18.00 Taxes: $1,443.00
20190306-0020263

Prepared By & Return To:
Tennessee Title Services, LLC
7000 Executive Center Dr
290
Brentwood, TN 37027
B19-0280

STATE OF TENNESSEE
COUNTY OF Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $390,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 4th day of March, 2019

Notary Public

Commission Expires: 9/6/22

STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON SUSAN L HEINRICH

Address of New Owner	Send Tax Bills To:	Map & Parcel
Michael C. Anderson 1400 Rosa L Parks Boulevard Apt 306 Nashville, TN 37208	Pinnacle Bank PO Box 702726 Dallas, TX 75370	081-12-0B-306.00-CO

WARRANTY DEED

FOR AND IN 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/WE,

Stephen P. Cascioppo and/or Rachelle R. Agatha, Trustees of Cascioppo/Agatha Family Trust, established by the Revocable Trust Agreement of Stephen P. Cascioppo and Rachelle R. Agatha dated December 22, 2013.

HEREINAFTER REFERRED TO AS THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Michael C. Anderson, an unmarried man

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

Land in Davidson County, Tennessee, being Unit No. 306, together with the allocated Parking Space and the appurtenant interest in the common elements of The Lofts at Werthan Mills Condominiums, of record in Instrument No. 20031023-0157113, as amended in Instrument No. 20040521-0059936, Instrument No. 20040712-0082926, Instrument No. 20050202-0012489, Instrument No. 20051230-0156950 and Instrument No. 20060901-0108138, Register's Office for Davidson County, Tennessee; said Unit being depicted on the Site Plan attached as Exhibit "D" to the 5th Amendment to Master Deed of record in Instrument No. 20060901-0108138, reference to which is hereby made for a more complete description of said property.

Being the same property conveyed to James Joseph Hoegerl and Lori Fedell by Warranty Deed from Theodore F. Smith, Jr. and Jill D. Smith, husband and wife of record in Instrument No. 20160524-0052255 Register's Office for Davidson County, Tennessee, dated May 20, 2016 and recorded on May 24, 2016.
Being the same property conveyed to Stephen P. Cascioppo and wife, Rachelle R. Agatha by Warranty deed from James Joseph Hoegerl, an unmarried person and Lori Fedell, an unmarried person of record in Instrument No. 20171215-0127971 Register's Office for Davidson County, Tennessee, dated November 28, 2017 and recorded on December 15, 2017.
Being a portion of the same property conveyed to Stephen P. Cascioppo and/or Rachelle R. Agatha, Trustees of the Cascioppo/Agatha Family Trust, established by the Revocable Trust Agreement of Stephen P. Cascioppo and Rachelle R. Agatha dated December 22, 2013 by Quitclaim deed from Stephen P. Cascioppo and wife, Rachelle R. Agatha of record in Instrument No. 20181218-0122845 Register's Office for Davidson County, Tennessee, dated December 17, 2018 and recorded on December 18, 2018.

THIS CONVEYANCE IS MADE SUBJECT TO: (1) all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record; (2) any and all applicable governmental and/or zoning regulations; (3) taxes which have been pro-rated as of the date of closing and assumed by the Grantee herein.

The foregoing legal description is the same as contained in the resource of title shown above.

This is improved property known as: 1400 Rosa L Parks Boulevard Apt 306, Nashville, TN 37208

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we so covenant with the said GRANTEES 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 GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever uses, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Dated this the 4th day of March, 2019.

By: _____
Stephen P. Cascioppo, Trustee

By: _____
Rachelle R. Agatha, Trustee

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Stephen P. Cascioppo and Rachelle R. Agatha, Trustees** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Brentwood, Tennessee this 4th day of March, 2019.

_____
Notary Public
My Commission Expires: _____

(Notary Seal)

SUSAN L HEINRICH
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

True Copy Certification

I, Marjorie Kaup Haines, 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.

Marjorie Kaup Haines
Signature

State of TN

County of Williamson

Personally appeared before me, **Chris Mule**, a notary public for this county and state, **Marjorie Kaup Haines**, 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: 1/13/2020
Notary' Seal (if on paper)

CHRIS MULE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY