Karen Johnson Davidson County
Batch# 220837 DEEDWARR
04/23/2019 11:51:54 AM 2 pgs
Fees: $13.00 Taxes: $1,554.00
20190423-0037220

Prepared by:
Centennial Title Company, Inc.
30 Burton Hills Blvd., #165
Nashville, TN 37215

39-B
File #19-1133

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Stephanie Marcello, a single woman**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Kevin D. Montgomery, Trustee of the 4120 Ridgefield Drive 402 Land Trust** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: To Wit:

Land in Davidson County, Tennessee, being A certain condominium located in Davidson County, Tennessee, being Unit No. 402 of Belle Meade Court Condominiums, a Condominium Development established pursuant to the provision of the Tennessee Horizontal Property Act as the same is set out in Section 66-27-101, et seq. of the Tennessee Code Annotated, under the Master Deed establishing Belle Meade Court Condominiums of record in Instrument Number 20081223-0122172, in the Register's Office for Davidson County, Tennessee, and subject to the provisions and requirements thereof, and the By-Laws for the administration thereof, and all easements, rights, and interest in favor of other unit owners, and all sewer, water, electrical, telephone, and other utility easements now or hereafter established over, through, or upon the land embracing the regime and buildings thereof; said Units being depicted on Exhibit "D" to said Master Deed; together with a percentage interest in the common elements and voting percentage as set forth in Exhibit "E" to said Master Deed. Said Units also being a portion of the property as depicted on the Plan of First Revision, Unified Plat of Subdivision & Consolidation of Belle Meade Theater of record in Instrument No. 20081112-0111752, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Stephanie Marcello, a single woman by Warranty deed from Dudley A. Cheadle and Mary Katherine Barnard n/k/a Mary Katherine Barnard Cheadle, husband and wife of record in Instrument No. 20150925-0097834 Register's Office for Davidson County, Tennessee, dated September 18, 2015 and recorded on September 25, 2015.

The property conveyed herein is subject to matters shown on the recorded plan, and to applicable easements and restrictions of record, and Property Taxes for the current year.

This is improved property, known as: **4120 Ridgefield Drive #402, Nashville, TN 37205.**

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, Grantee's heirs or assigns, forever. Grantor covenant with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's 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 THE EXECUTION HEREOF this 18th day of April, 2019.

Stephanie Marcello

State of Louisiana)
~~County~~ Parish of EAST BATON ROUGE)

On this ~~22nd~~ 18th day of April, 2019, before me the undersigned, a Notary Public in and for said ~~County~~ Parish and State, personally appeared before me the within named Stephanie Marcello, the bargainor(s), to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

Notary Public

My Commission Expires: For Life

STATE OF LOUISIANA
OFFICIAL SEAL
LOREN MCDANIEL
NOTARY ID # 142817
STATE OF LOUISIANA
PARISH OF EAST FELICIANA
My Commission is for Life

State of Tennessee)
County of Davidson)

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 420,000.00.

Affiant

Sworn and subscribed before me on this the 22nd day of April, 2019.

Notary Public

My Commission Expires: 7/9/22

LYDIA H. WEAVER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires JULY 9, 2022

NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:	TAX MAP-PARCEL #:
~~Stacy Harris~~ KEVIN MONTOGMERY, TRUSTEE NEW OWNER ~~4120 Ridgefield Drive #402~~ 4301 HILLSBORO PIKE ~~Nashville, TN 37205~~ SUITE 300 NASHVILLE, TN 37215		116 03 0M 402.00