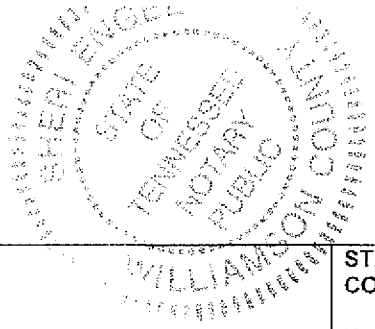


Karen Johnson Davidson County
Batch# 275401 DEEDWARR
08/22/2019 11:30:30 AM 3 pgs
Fees: $18.00 Taxes: $1,406.00
20190822-0084582

(Notary Stamp)

STATE OF TENNESSEE
COUNTY OF ~~DAVIDSON~~ Williamson

The actual consideration or value, whichever is greater, for this transfer is $380,000.00.

Alexa Coulton
Affiant

Subscribed and sworn to before me, this 23rd day of August, 2019.

Sheri Engel
Notary Public

My commission expires: January 5, 2020

THIS INSTRUMENT PREPARED BY:
Keith H. Solomon, Attorney
SolomonParks Title & Escrow, LLC
305-B Indian Lake Blvd., Suite 220, Hendersonville, TN 37075

WARRANTY DEED

Address of New Owner	Send Tax Bills To	Map-Parcel Number
Alexa Coulton and Chris Backner	Pinnacle Bank	081-08-4B-015.00-CO
710 Buchanan Street, Unit 9	150 3rd Ave South, Ste 1000	
Nashville, TN 37208	Nashville, TN 37201	

FOR AND IN CONSIDERATION of the sum of Ten dollars ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, I,

Asheton Bertrand, a married woman

(hereinafter called the "Grantor"), have bargained and sold, and by these presents do transfer and convey unto

Alexa Coulton, a single woman and Chris Backner, a single man, as Joint Tenants with Right of Survivorship

(hereinafter called the "Grantee"), his 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 Unit 15, together with common areas, as established by Declaration of Covenants, Conditions and Restrictions for Salemtown Cottages of record as Instrument No. 20130930-0102050 and amended in Instrument No. 20140509-0040031, also Instrument No. 20170505-0044780 and being shown on Plat attached thereto as Exhibit "C", 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 the same property conveyed to Asheton Winborn, an unmarried woman by Warranty deed from HR Properties of Tennessee, a Tennessee general partnership of record in Instrument No. 20150702-0064419 Register's Office for Davidson County, Tennessee, dated June 30, 2015 and recorded on July 02, 2015. The said Asheton Winborn having since married and is now known as Asheton Bertrand. This residence has never been used a marital residence.

This is improved property known as **710 Buchanan Street, Unit 9, Nashville, TN 37208.**

TO HAVE AND TO HOLD the said tract of parcel of land, together with any and all appurtenances, estate, title and interest thereto belonging to the said Grantee, his heirs and assigns, forever.

GRANTOR COVENANTS with the said Grantee that he is lawfully seized and possessed of said land in fee simple, has a good right to convey it and the same is unencumbered, except as follows:

1. Real estate taxes for the current year, which have been prorated between the parties herein and assumed by the Grantee.

2. Matters, if any, shown on any applicable Plan of record in the Register's Office for Davidson County, Tennessee.

3. Covenants, conditions, restrictions, reservations and easements, if any, contained in former instruments of record pertaining to subject property.

GRANTOR FURTHER COVENANTS and binds himself, his heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, his 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.

IN WITNESS WHEREOF the Grantor has hereunto executed this instrument on this the 23rd day of August, 2019.

Asheton Bertrand

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, Asheton Bertrand and Aaron Bertrand, the bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she/they executed the within instrument for the purposes therein contained, and who swore to the statements made above and subscribed their names above.

Witness my hand and official seal this 23rd day of August, 2019.

Notary Public

My Commission Expires: 4/17/23

STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

SolomonParks File No. 19-000217-526

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

Sheri Engel

Signature

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me a notary for this county and state, Sheri Engel who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary Signature

My Commission Expires: 2/12/23

AMY CROSS NANCE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY