	STATE OF TENNESSEE , COUNTY OF DAVIDSON The actual consideration or value, whichever is greater, for this transfer is $204,750.00 Affiant Subscribed and sworn to before me, this 20th day of December, 2019. Notary Public My commission expires: 5/2/2022

THIS INSTRUMENT WAS PREPARED BY
Signature Title Services, LLC
640 Broadmor Blvd., Ste. 100
Murfreesboro, TN 37129

Karen Johnson Davidson County
Batch# 333314 DEEDWARR
12/23/2019 11:34:49 AM 2 pgs
Fees: $13.00 Taxes: $757.58



20191223-0132334

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
Urban Dwell Homes, GP	New Owner	07210033000
203 Point East Drive		
Nashville, TN 37216		

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 ACKNOWLEDGE, WE,

Wallicia Kim Smith and Gregory Smith, Trustees of The Wilson Irrevocable Catastrophic Illness Trust dated May 12, 2017

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Urban Dwell Homes, GP, a Tennessee General Partnership

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 Lot No. 54 on the Map of Charles V. Coggins, First Addition to Nashville, of record in Book 421, page 33, Register's Office for said County, to which reference is hereby made for a more complete description.

Being the same property conveyed to Winston C. Wilson and wife, Classie C. Wilson, by Warranty Deed from William A. Hatchett and wife, Ella Mai Hatchett, dated August 30, 1966, of record in Book 4054, page 388, Register's Office for Davidson County, Tennessee. Classie C. Wilson died October 8, 2007, leaving Winston C. Wilson the surviving tenant by the entirety. Winston Churchill Wilson conveyed subject property to The Wilson Irrevocable Catastrophic Illness Trust, dated May 12, 2017, Wallicia Kim Smith, Gregory Smith, Trustee(s), dated May 12, 2017, of record in Instrument No. 20180727-0073418, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

All easements, restrictive covenants and conditions, and other matters of record, including items set out on any applicable plat of record.

This is improved (__X__) unimproved (_____) property known as 1635 Chase Street, Nashville, TN 37216.

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 do 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 in 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 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/our hand(s) this 20th day of December, 2019.

The Wilson Irrevocable Catastrophic Illness Trust dated May 12, 2017

By: Wallicia Kim Smith, Trustee
Wallicia Kim Smith, Trustee

By: Gregory Smith, Trustee
Gregory Smith, Trustee

STATE OF TENNESSEE
COUNTY OF SUMNER

Personally appeared before me, the undersigned Notary Public, in and for the State and County aforesaid, Wallicia Kim Smith and Gregory Smith, the within named bargainors, 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, and who further acknowledged that they are the Trustees of The Wilson Irrevocable Catastrophic Illness Trust dated May 12, 2017, and are authorized by the Trust to execute this instrument on the behalf of the Trust.

Witness my hand, at office, this 20th day of December, 2019.

D L Paulsson
Notary Public

My Commission Expires: 11-30-2020

DEBRA PAULSSON
TENNESSEE
NOTARY
PUBLIC
My Comm Exp.
November 30, 2020
COUNTY OF SUMNER