NEW OWNER:
Leslie Dee Pinkerton
110 31st Avenue, 506
Nashville, TN 37203

SEND TAX BILLS TO:

New Owner

THIS INSTRUMENT PREPARED BY:

TRESSLER & ASSOCIATES, PLLC
Attorneys at Law
212 North Castle Heights Avenue
Lebanon, TN 37087

FILE NO: 20-350

MAP & PARCEL
104-02-4C-036.00-CO

Space for Recorder's Stamp

Karen Johnson Davidson County
Batch# 493874 DEEDWARR
10/12/2020 10:47:56 AM 3 pgs
Fees: $18.00 Taxes: $2,802.75

20201012-0118202

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **SEVEN HUNDRED FIFTY SEVEN THOUSAND FIVE HUNDRED AND 00/100 DOLLARS ($757,500.00)** cash in hand paid, the receipt of which is hereby acknowledged, **Constance A. Bertuca, a married woman** ("Grantors") has this day bargained and sold and by these presents does hereby transfer and convey unto **Leslie Dee Pinkerton, unmarried woman** ("Grantees"), her successors and assigns, forever, the following tract or parcel of land, situated and lying in Davidson County, Tennessee, bound and described as follows, to-wit:

Land in Davidson County, Tennessee, Being Unit 506, together with the appurtenant interest in the common elements of The West End, a Condominium, a Horizontal Property Regime established by Master Deed of record as Instrument No. 20080401-0032619, Register's Office for Davidson County, Tennessee, as amended by First Amendment to Master Deed Establishing The West End of record as Instrument No. 20080408-0035628, Register's Office for Davidson County, Tennessee, as further amended by Second Amendment to Master Deed Establishing The West End as Instrument No. 20090512-0043586, Register's Office for Davidson County, Tennessee, and as further amended by Amendment to Second Amendment to Master Deed Establishing The West End as Instrument No. 20090921-0087974, Register's Office for Davidson County, Tennessee, said Unit being depicted on the Condominium Plat Attached as Exhibit "B" to the aforementioned Master Deed.

Together with Parking Space Numbers 110 and 111, which are assigned as Limited Common Elements appurtenant to the above-described Unit, as set forth and defined in the Master Deed.

Together with Storage Space Number P1-18, which is assigned as a Limited Common Element

appurtenant to the above-described Unit, as set forth and defined in the Master Deed.

Being the same property conveyed to Constance A. Bertuca, married by Warranty Deed from Mark G. Lombardi and Kelly M. Regan, husband and wife of record in Instrument No. 20140514-0041335 Register's Office for Davidson County, Tennessee, dated May 07, 2014 and recorded on May 14, 2014.

Being also known as 110 31st Avenue 506, Nashville, Tennessee 37203.

TO HAVE AND TO HOLD said property, together with any and all appurtenances and improvements thereunto, belonging to the said Grantees, their heirs and assigns, in fee simple, forever.

GRANTORS covenant with said Grantees that Grantors are lawfully seized and possessed of said property; that Grantors have a good and lawful right to make this conveyance; that the same is free, clear and unencumbered, except as noted herein; and Grantors will forever warrant and defend the title thereto against the lawful claims of all persons whomsoever.

THIS CONVEYANCE is made subject to all visible easements, rights-of-way, and any and all restrictions, existing roadways, easements and rights-of-way of record.

POSSESSION shall be given with deed.

PROPERTY TAXES for the current year shall be prorated.

IN WITNESS WHEREOF, Grantors have executed or caused this instrument to be executed by its duly authorized representative, this 30th day of September, 2020.

Constance A. Bertuca

Constance A. Bertuca

By: Theodore J. Bertuca, Attorney-In-Fact

Theodore J. Bertuca, Attorney-In-Fact
Pursuant to Power of Attorney of Record
RODCT, Instrument No. 20200929-0112010

STATE OF TENNESSEE

COUNTY OF WILSON

Personally appeared before me, the undersigned, a notary public in and for the state and county aforesaid, **Theodore J. Bertuca**, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, who acknowledged that he executed the within instrument on behalf of, and as attorney-in-fact for, **Constance A. Bertuca**, the within named bargainor, for the purposes therein contained.

WITNESS my hand and official seal at office this 30th day of September, 2020.

LINDA D. CHANEY
STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

NOTARY PUBLIC

My commission expires: 07-11-2021

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The actual consideration or value, whichever is greater, for this transfer is $**757,500.00**.

AFFIANT

Sworn to and subscribed to before me this 30th day of September, 2020.

NOTARY PUBLIC

My commission expires: _____

ASHLEY SCHAD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES MARCH 9, 2024