THIS INSTRUMENT PREPARED BY: **Chapman & Rosenthal Title, Inc.** **10 Burton Hills Blvd, Ste 130** **Nashville, TN 37215** **CRT File No. 200930361** Karen Johnson Davidson County Batch# 496504 DEEDWARR 10/15/2020 12:36:30 PM 2 pgs Fees: $13.00 Taxes: $1,391.20 20201015-0119984	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration or value, whichever is greater, for this transfer is: $376,000.00. Affiant Subscribed and sworn to before me, this 14th day of October, 2020. Notary Public My Commission Expires: 6/26/2024 DANA R PARK STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY My Commission Expires 06-26-2024

WARRANTY DEED

Address New Owner: Lindsay M. Marshall and Kathleen M. Marshall 386 Normandy Circle Nashville TN 37209	Send Tax Bills To: Gardner Financial Services LTD, dba Legacy Mutual Mortgage 3503 Paesanos Pkwy San Antonio, TX 78231	Tax Information: Tax Parcel ID No. 104 01 0B 128.00

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Emily Weikert, an unmarried woman** ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **Lindsay M. Marshall, a single woman and Kathleen M. Marshall, a married woman, as tenants in common with right of survivorship.** ("Grantees"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described as follows:

Being a certain Condominium Apartment in Davidson County, Tennessee, being Unit No. 386 on Lot No. 22 of the Normandy Place Condominiums, a horizontal property regime, created under Title 66, Section 27-101, et seq., as amended, Tennessee Code Annotated, and as established by a Master Deed for Normandy Place Condominiums, of record under Instrument No. 20020214-0019862, and first amendment of record in Instrument No. 20020523-0063131, as further Amendments recorded in Instrument No. 20101004-0079010 and Instrument No. 20120628-0056775, Register's Office for Davidson County, Tennessee, including without limitation the By-Laws appended thereto, said Register's Office, together with the undivided percentage interest in the Common Elements appurtenant to said unit, as set forth in said Master Deed. Reference is hereby made to the plan of Normandy Place Condominiums, for placement of Units, as shown on Exhibit "E" to the Master Deed of record in Instrument No. 20020214-0019862, as Exhibit "A" on the First Amendment to Master Deed of record under Instrument No. 20020523-0063131, as further Amendments to Master Deed recorded in Instrument No. 20101004-0079010 and Instrument No. 20120628-0056775, said Register's Office, for a more complete identification and description of such Unit.

Being the same property conveyed to Emily Weikert, An Unmarried Woman, by Warranty Deed from Brooke Ann Wilson, An Unmarried Woman and Timothy J. Wilson, Jr., Married, of record in Instrument No. 20180419-0036792, in the Register's Office of Davidson County, Tennessee, dated April 17, 2018 and recorded on April 19, 2018.

This Conveyance is subject to the matters set forth below, if any, as well as any and all zoning regulations, building restrictions, setback lines, conditions, covenants, and restrictions (as may be amended or supplemented), all easements, utility easements or rights of ways for public utilities that appear in the appropriate public record.

County of Davidson taxes for the year 2021 and thereafter, not yet due and payable.

Liability as to taxes resulting from supplemental, revised or correction assessments pursuant to the provisions of Tennessee Code Ann _ 67-5-603, et seq.

Restrictions, dedications, conditions, reservations, easements and other matters shown on the plat of REVISED PLAN ACKLEN HEIGHTS, as recorded in Plat Book 1835, Page(s) 10.

Conditions, covenants, reservations, requirements, restrictions, options, burdens, agreements, undertakings, assessments and other provisions contained in or incorporated by reference into the Master Deed establishing NORMANDY PLACE CONDOMINIUMS of record in Instrument No. 20020214-0019862, as amended in Instrument Nos. 20020523-0063131, 20080222-0017616, 20101004-0079010 and 20120628-0056775; also subject to easements, rights and interests 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 building thereon.

Easement for Sanitary Sewer, recorded in Book 3027, Page 526 and Book 3027, Page 536.

Easement for Right of Way, recorded in Book 4218, Page 818.

Easement for Grant of Underground Utility, recorded in Instrument No. 20080222-0017558.

This is improved property located at 386 Normandy Circle Nashville TN 37209

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantees, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except for current taxes, and restrictions and easements of record. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantees, its successors, heirs and assigns against the lawful claims of all persons whatsoever.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 14th day of October, 2020.

Emily Weikert

Emily Weikert

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, Emily Weikert, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 14th day of October, 2020.

Notary Public

My Commission Expires: _____

WILLIAM T. CHAPMAN, IV
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 07-09-2022

True Copy Certification

I, Tameika Jones, do hereby make the oath that I am a licensed attorney and/or 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.

Tameika Jones

State of Tennessee

County of Williamson

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

CHRISTIE PERRY
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

My Commission Expires: 7/22/2022