Karen Johnson Davidson County
Batch# 507365 DEEDWARR
11/02/2020 12:20:30 PM 4 pgs
Fees: $23.00 Taxes: $703.00
20201102-0127802

THIS INSTRUMENT PREPARED BY: Wesley D. Turner **GULLETT, SANFORD, ROBINSON & MARTIN, PLLC** 150 Third Avenue South Suite 1700 Nashville, TN 37201	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration or value, whichever is greater, for this transfer is $190,000.00. L Lindsey, SVP **Affiant** Subscribed and sworn to before me, this 30th day of October, 2020. Notary Public My Commission Expires: WESLEY D. TURNER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires MAY 2, 2022

Address New Owner As Follows:	Send Tax Bills To:	Map-Parcel Number:
Pinnacle Bank, Trustee of the Margaret D. Lindsey Irrevocable Trust 105 3rd Avenue South Nashville, TN 37201	SAME	073160A14700CO

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, **STANLEY SCOTT LINDSEY**, hereinafter called the Grantor, have bargained and sold, and by these presents does transfer and convey unto **PINNACLE BANK, TRUSTEE OF THE MARGARET D. LINDSEY IRREVOCABLE TRUST F/B/O BOBBY**

L. LINDSEY, JR., hereinafter called the Grantee, its successors and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Unit No. 147 on the Plan of Cumberland Trace, of record in Book 5200, page 724, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Bobby L. Lindsey, Sr. and wife, Margaret D. Lindsey and Stanley Scott Lindsey, all as tenants in common with right of survivorship by deed from Beatrice E. St. John, unmarried and Joy A. Tutino, married, of record in Instrument No. 20040915-0111196, Register's Office for Davidson County, Tennessee. The said Margaret D. Lindsey having died September 4, 2013 and Bobby Lee Lindsey, Sr., having died May 15, 2020.

Subject property is not the usual place of residence of the Grantor or his spouse.

This conveyance is made subject to:

1. Matters shown on the Plan of record in Book 5200, page724, Register's Office for Davidson County, Tennessee.

2. Subject to the Covenants, Conditions, and Restrictions of Cumberland Trace of record in Book 6218, page 528, Register's Office for Davidson County, Tennessee, as amended by First Amendment of record in Instrument No. 20090825-0080066, Register's Office for Davidson County, Tennessee.

3. By-Laws of Cumberland Trace of record in Instrument No. 20040405-0038158, Register's Office for Davidson County, Tennessee.

4. Rules and Regulations of Cumberland Trace of record in Instrument No. 20151103-0112087, Register's Office for Davidson County, Tennessee.

5. Rights of others in and to the common elements.

This is improved property known as: 147 Cumberland Trce, Nashville, TN 37214

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, its successors and assigns, forever; and covenant with the said Grantee that I am lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and further covenant and bind myself, my heirs and assigns, to warrant and forever defend the title to the said land to the said Grantee, its successors and assigns, against the lawful claims of all person whomsoever.

WITNESS my hand this 30th day of October, 2020.

Stanley Scott Lindsey

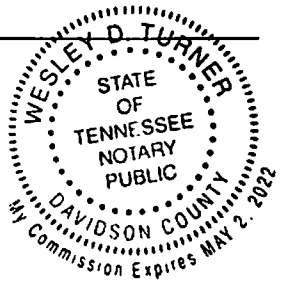
STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **STANLEY SCOTT LINDSEY, UNMARRIED**, the within named bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 30th day of October, 2020.

Notary Public

My Commission Expires: _____



783539.1/200736

True Copy Certification

I, Wesley D. Turner, do hereby make oath that I am a licensed attorney and/or the 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.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a notary public for this county and state, Sharon F. Muller, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 9/7/2021

SHARON F. MULLER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires SEPT. 7, 2021

783539.1/200736