WARRANTY DEED

BRIANA GAGE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 01-08-2024

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $1,275,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30TH DAY OF OCTOBER, 2020.

Briana Gage
Notary Public

MY COMMISSION EXPIRES: _____

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Sidwell & Barrett, PC
Stewart Title Company Tennessee Division, 121 1st Ave S, Ste 200, Franklin, TN 37064-6300

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
William G Parrillo, Trustee of the William G Parrillo Revocable Trust Dated August 16, 1993 and as amended and restated	Fifth Third Bank	093 11 0G 510.00
(NAME) 20 Rutledge Street, Unit 510	(NAME) 5001 Kingsley Drive MD: 1M0BA8	Karen Johnson Davidson County Batch# 509916 DEEDWARR 11/06/2020 02:08:39 PM 2 pgs Fees: $13.00 Taxes: $4,717.50 20201106-0130696
(ADDRESS) Nashville, TN 37210	(ADDRESS) Cincinnati OH 45227	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of ten dollars, cash in hand paid by the hereinafter named GRANTEE(S), and other good and valuable considerations, the receipt of which is hereby acknowledged, **Mason Revelette**, hereinafter called the GRANTOR(S), have bargained and sold, and by these presents do transfer and convey unto **William G Parrillo, Trustee of the William G Parrillo Revocable Trust Dated August 16, 1993 and as amended and restated,** hereinafter called the GRANTEE(S), his heirs and/or 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 Unit No. 510, as established by the Master Deed or Declaration of City Lights Condominiums ("Master Deed") of record as Instrument No. 20190408-0031675, as amended in amendment of record as Instrument No. 20190501-0040417, further amended by amendment of record as Instrument No. 20190508-0043149, and further amended by amendment of record as Instrument No. 20190711-0067872, Register's Office for Davidson County, Tennessee, said Units being depicted on the Site Plan attached as Exhibit C to the aforementioned Master Deed, to all of which reference is hereby made for a more complete description, together with an undivided percentage interest in the Common Elements allocated to said unit and with special rights to use certain Common Elements, including two parking spaces numbered 510 as shown on Garage Level 3 as set forth in Exhibit C to said Master Deed, and Storage Unit 510 as shown on Condo Level 1 as set forth in Exhibit C to said Master Deed.

Being the same property conveyed to Mason Revelette by Special Warranty Deed from Rutledge Development, LLC, a Tennessee limited liability company, dated 07/31/2019 and recorded 08/05/2019, of record in Instrument 201908050077290, as corrected by Scrivener's Affidavit of record in Instrument 20201026-0123822, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS SUBJECT TO THE FOLLOWING:

Taxes for 2021 and subsequent years, a lien not yet due and payable.
All matters shown on the plat of record in Plat Book 21, Page 73, in the Register's Office for

Davidson County, Tennessee.
Covenants, conditions, easements and restrictions recorded in Instrument 201904080031675, and amended restrictions recorded in Instrument 201905010040417, Instrument 201905080043149, Instrument 201907110067872, Instrument 202001080002612, Instrument 202003170029703, Instrument 202006180064135, in the Register's Office for Davidson County, Tennessee, together with all amendments thereto, which may provide for association dues, fees and/or assessments, in addition to any easements, reservations, covenants, building set back requirements, option to purchase, right of first refusal and any special assessments which may come due but omitting any such covenant or restriction based on race, color, religion, sex, familial status or national origin. Charter of City Lights Condominium Association Inc record in Instrument 201904090032210, Register's Office for Davidson County, Tennessee.

This conveyance is further subject to (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (4) building restrictions, and (5) other matters of public record.

unimproved ☐

This is improved ☒ 20 Rutledge Street, Unit 510, Nashville, TN 37210
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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(S), his heirs and/or assigns forever; and we do covenant with the said GRANTEE(S) that we are 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 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 GRANTEE(S), his heirs and/or 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.

Effective the 30th day of October, 2020.

Mason Revelette

State of Tennessee
County of Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Mason Revelette, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the person(s) described herein, and who acknowledge that he executed the within instrument for the purposes therein contained.

Witness my hand and Official seal this 30th day of October, 2020.

Notary Public:
My Commission Expires: ~~10-30-2020~~ 2-21-22

KIMBERLY D. HICKS NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY

RETURN TO:
Stewart Title Company Tennessee Division
121 First Avenue South, Ste 200
Franklin, TN 37064