WARRANTY DEED

Karen Johnson Davidson County
Batch# 516566 DEEDWARR
11/13/2020 12:17:45 PM 2 pgs
Fees: $13.00 Taxes: $1,054.50

20201113-0134287

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $285,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10TH DAY OF NOVEMBER, 2020.

Notary Public

MY COMMISSION EXPIRES: _____
(AFFIX SEAL)

HOLLY DEES
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES MARCH 7, 2023

THIS INSTRUMENT WAS PREPARED BY
Southland Law Group, PLLC
7101 Executive Center Dr., Suite 151
Brentwood, TN 37027

ADDRESS NEW OWNER AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NO.(S)
Craig I. Wise and Patricia M. Wise and Shirley A. Wise 1027 Todd Preis Drive Nashville, TN 37221	New Owner	142-05-0C-036.00

For and in consideration of the sum of Ten AND NO/100 Dollars ($10.00), cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, I/we, **Vivian Cantrell Butturini, Trustee of the Vivian Cantrell Butturini Revocable Living Trust U/A/D May 11, 1994**, hereinafter called the Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto **Craig I. Wise and Patricia M. Wise, husband and wife, and Shirley A. Wise, unmarried, as joint tenants with rights of survivorship,** hereinafter called Grantee(s), their heirs and assigns, that certain tract or parcel of land in Davidson County, TENNESSEE, described as follows, to-wit:

A certain Condominium Unit in Davidson County, Tennessee, being Unit No. U-401, together with the carport designated No. U-401-C, in a Horizontal Property Regime of River Plantation, Section Four, Phase One, of record in Book 4860, Page 16, 17, 18 and 19, and as amended in Book 4860, Pages 107, 108 and 109, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description of said unit.

Being the same property conveyed to Vivian Cantrell Butturini, Trustee of the Vivian Cantrell Butturini Revocable Living Trust U/A/D May 11, 1994 by Warranty Deed from Lisa Wells Mattson, married, and Clayton J. Mattson, unmarried and Coty E. Mattson, unmarried, dated 08/29/2014 and recorded 09/02/2014, of record in Instrument 201409020079657, Register's Office for Davidson County, Tennessee.

This conveyance is subject to the taxes for the current year and subsequent years; any and all easements and/or restrictions of record; and all matters shown on the plan of record; all in the said Register's Office.

This is unimproved ☐ improved ☒ property know as: 1027 Todd Preis Drive, Nashville, TN 37221

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 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 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 the 10th day of November, 2020.

Tthe Vivian Cantrell Butturini Revocable Living Trust
U/A/D May 11, 1994

BY: Vivian Cantrell Butturini, Trustee
Vivian Cantrell Butturini, Trustee

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me, the undersigned authority, a Notary Public within and for the State and County, appeared Vivian Cantrell Butturini, Trustee of the Vivian Cantrell Butturini Revocable Living Trust U/A/D May 11, 1994 with whom I am personally aquainted (or proved to me on the basis of satisfactory evidence) and who upon her oath acknowledged herself to be within named bargainor, and that she executed the foregoing instrument of her own free will for the purposes therein set forth.

Witness my hand and official seal, this the 10th of November, 2020.

Jennifer D. Stacey
Notary Public

My Commission Expires: 10/8/21

(SEAL)

