STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $452,000.00.

Amanda Mena
Affiant

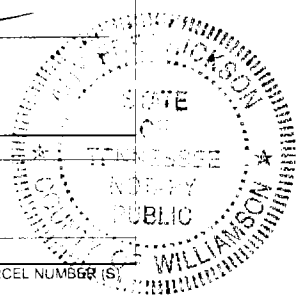
WARRANTY DEED

Karen Johnson Davidson County
Batch# 622589 DEEDWARR
04/26/2021 01:55:30 PM 3 pgs
Fees: $18.00 Taxes: $1,672.40
20210426-0055349

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23 DAY OF APRIL, 2021.

Notary Public

MY COMMISSION EXPIRES: 7-17-22
(AFFIX SEAL)



Y-SB-CMP-21-3803A

THIS INSTRUMENT WAS PREPARED BY
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP / PARCEL NUMBER (S)
4200 Residence Trust	New Owner	
(NAME)	(NAME) Unit 308	**116-12-0B-001.00-CO**
3803 A Woodmont Lane	4200 West End Ave.	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37215	Nashville, TN 37205	
(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 consideration, the receipt of which is hereby acknowledged, **DALE CHAFFIN AND SHERRY CHAFFIN, TRUSTEES OF THE DALE AND SHERRY CHAFFIN LIVING TRUST, DATED NOVEMBER 15, 2017,** hereinafter called the Grantor(s), has/have bargained and sold, and by these presents do/does transfer and convey unto **ERIC BRANDT STILLMAN AND JESSICA KIM SHIMBERG, TRUSTEES OF THE 4200 RESIDENCE TRUST,** hereinafter called the Grantee(s), his/her/its/their heirs, successors and assigns, that certain tract or parcel of land in **DAVIDSON** COUNTY, STATE OF **TENNESSEE**, described as follows, to wit:

Land in Davidson County, Tennessee, being Unit A in Auburn Terrace, a Horizontal Property Regime, located at 3803 Woodmont Lane, in Nashville, Tennessee, as shown on the Plan attached as Exhibit A to the Master Deed establishing Auburn Terrace, as of record in Book 5513, Page 136, and as amended in Book 5556, Page 311, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to Dale Chaffin and wife Sherry Chaffin by Warranty deed from Julie Kay Schoerke, Unmarried of record in Instrument No. 20161110-0119318 Register's Office for Davidson County, Tennessee, dated November 09, 2016 and recorded on November 10, 2016.

Being the same property conveyed to Dale Chaffin and Sherry Chaffin, Trustees of the Dale and Sherry Chaffin living trust, dated November 15, 2017, as tenants by the entireties by Warranty deed from Dale Chaffin and Sherry Chaffin, husband and wife of record in Instrument No. 20180201-0010521 Register's Office for Davidson County, Tennessee, dated December 7, 2017 and recorded on February 1, 2018.

This conveyance is subject to:
- Taxes for the year 2021, a lien not yet due and payable.
- Subject to all matters shown on the Plan of record in Plat Book 5190, Page 277, and attached as Exhibit "A" to the Master Deed of record in Book 5513, Page 136, Register's Office for Davidson County, Tennessee.
- Master Deed establishing a Horizontal Property Regime of Auburn Terrace of record in Book 5513, Page 136, as amended in Book 5556, Page 311, Register's Office for Davidson County, Tennessee.
- By-Laws of the Association of Owners of Auburn Terrace of record in Book 5513, Page 142, as amended in Book 5556, Page 311, in the Register's Office for Davidson County, Tennessee.
- Any and all existing easements and restrictions as shown of record not stated herein

This is **improved** property known as: **3803 A Woodmont Lane, Nashville, Tennessee 37215**.

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), their heirs and 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), 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 20 DAY OF APRIL, 2021.

The Dale and Sherry Chaffin Living Trust, dated November 15, 2017

BY: Dale Chaffin Trustee
Dale Chaffin
Trustee

BY: Sherry Chaffin, Trustee
Sherry Chaffin
Trustee

STATE OF KANSAS
COUNTY OF ELLIS

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, DALE CHAFFIN, TRUSTEE of THE DALE AND SHERRY CHAFFIN LIVING TRUST, DATED NOVEMBER 15, 2017, to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who acknowledged the execution of same to be his/her free act and deed.

Witness my hand and official seal, this the 20 of April, 2021.

Notary Public
My Commission Expires: 03-25-2022
(SEAL)

ANDREW A. RUPP
NOTARY PUBLIC
STATE OF KANSAS
My App. Exp. 03-25-2022

STATE OF KANSAS
COUNTY OF ELLIS

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, SHERRY CHAFFIN, TRUSTEE of THE DALE AND SHERRY CHAFFIN LIVING TRUST, DATED NOVEMBER 15, 2017, to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who acknowledged the execution of same to be his/her free act and deed.

Witness my hand and official seal, this the 20 of April, 2021.

Notary Public
My Commission Expires: 03-25-2022
(SEAL)

ANDREW A. RUPP
NOTARY PUBLIC
STATE OF KANSAS
My App. Exp. 03-25-2022

Certification of Authenticity
for Electronically Filed Document

I, **W. Aaron Fortner**, 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 Williamson)

Personally appeared before me, **Lori Warren**, a notary public for this county and state, **W. Aaron Fortner**, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

MY COMMISSION EXPIRES: 6.13.2022

NOTARY'S SEAL:

LORI C. WARREN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY