Prepared by:

Steltemeier and Westbrook, PLLC
3326 Aspen Grove Drive, Suite 604
Franklin, Tennessee 37067

STATE OF TENNESSEE

COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $775,000.00.

Affiant

Subscribed and sworn to before me this 27 day of May, 2021.

Notary Public

My Commission Expires: 7/9/24

DANA DELWORTH NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

Karen Johnson Davidson County
Batch# 648966 DEEDWARR
06/03/2021 10:54:51 AM 2 pgs
Fees: $13.00 Taxes: $2,867.50

20210603-0074488

21-0129

Address of New Owner:	Send Tax Bills to:	Tax Information:
Andrew T. Wells	new owner	
700 12th Ave S #610		093 13 0D 046.00
Nashville, TN 37203		

WARRANTY DEED

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named GRANTEE, and other good and valuable considerations, the receipt of which is hereby acknowledged, we

Willcam Properties, LLC, a Tennessee limited liability company,

hereinafter called the GRANTOR, have bargained and sold, and by these presents do transfer and convey unto

Andrew T. Wells, an unmarried man,

hereinafter called the GRANTEE, his heirs and assigns, the following tract or parcel of land, to-wit:

Land in Davidson County, Tennessee, being Unit No. R 610, of Terrazzo, a Condominium, a Horizontal Property Regime, created under Title 66, Chapter 27, Sections 101, et seq., as amended, Tennessee Code Annotated, and as established by a Master Deed and By-Laws appended thereto of record at Instrument No. 20081223-0122167, as amended by Instrument No. 20090213-0012915, Instrument No. 20090316-0023301, Instrument No. 20090325- 0026808 and Instrument No. 20090827-0080784, said Register's Office, together with the undivided percentage interest in the common elements appurtenant to said Unit described in said Master Deed and By-Laws. Reference is hereby made to the Plan for Terrazzo Condominiums of record at Instrument No. 20081223-0122167, at Exhibit B, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Willcam Properties, LLC, a Tennessee limited liability company, by Warranty Deed dated August 24, 2018 from Marc S. Mariani and Carly Mariani, husband and wife, recorded August 28, 2018 at Instrument No. 20180828-0085304, Register's Office for Davidson County, Tennessee.

Return to:

This conveyance is subject to any and all restrictions and easements of record.

This is improved property located at **700-12th Avenue, Unit No. R610, Nashville, TN 37203.**

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, his heirs and assigns, forever; and we do covenant with the said GRANTEE 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 successors and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, his 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 our hands this 27th day of May, 2021.

Willcam Properties, LLC, a Tennessee limited liability company

By: _____
Michael S. Petty
Its: Member

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a notary public in and for said county and state, Michael S. Petty, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged himself to be a Member of Willcam Properties, LLC, a Tennessee limited liability company, and that he as such Member, executed the foregoing instrument for the purpose therein contained, by signing the name of the limited liability company by himself as such Member.

Sworn to and subscribed before me this 27th day of May, 2021.

_____
Notary Public – Larry N. Westbrook

My Commission Expires: 3/26/2025

