THIS INSTRUMENT PREPARED BY: **Chapman & Rosenthal Title, Inc.** **10 Burton Hills Blvd, Ste 130** **Nashville, TN 37215** **CRT File No. 210836971** Karen Johnson Davidson County Batch# 729298 DEEDWARR 10/04/2021 11:15:09 AM 2 pgs Fees: $13.00 Taxes: $7,396.30 20211004-0133057	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration or value, whichever is greater, for this transfer is: $1,999,000.00. Affiant Subscribed and sworn to before me, this 29th day of September, 2021. Notary Public My Commission Expires: RYAN DIECK STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES MAY 7, 2024

WARRANTY DEED

Address New Owner: Charles Lusk and Leticia Lusk 2800 White Oak Drive Nashville TN 37215	Send Tax Bills To: New Owner	Tax Information: Tax Parcel ID No. 117 03 0 127.00

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Amanda Leigh Andrews, Trustee of The Amanda Leigh Andrews Revocable Living Trust, dated July 05, 2017** ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **Charles Lusk and Leticia Lusk, husband and wife**, ("Grantees"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described as follows:

Being Lot No. 1 of Resubdivision of Lot 10 Sharondale Heights and Plat of record in Instrument No. 20080715-0072487, as revised in Instrument No. 20090616-0055941, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Amanda Leigh Andrews, Trustee of The Amanda Leigh Andrews Revocable Living Trust, dated July 05, 2017, by Quitclaim Deed from Amanda Andrews, of record in Instrument No. 20170710-0069237, in the Register's Office of Davidson County, Tennessee, dated July 05, 2017 and recorded on July 10, 2017.

Being the same property conveyed to Amanda Andrews, by Warranty Deed from Eugene A. Collins, an unmarried man, of record in Instrument No. 20090626-0059534, in the Register's Office of Davidson County, Tennessee, dated June 25, 2009 and recorded on June 26, 2009.

This Conveyance is subject to the matters set forth below, if any, as well as any and all zoning regulations, building restrictions, setback lines, conditions, covenants, and restrictions (as may be amended or supplemented), all easements, utility easements or rights of ways for public utilities that appear in the appropriate public record.

Taxes and assessments for the year 2021 and subsequent years, not yet due and payable.

Restrictions, dedications, conditions, reservations, easements and other matters shown on the plat of Resubdivision of Lot 10 Sharondale Heights, as recorded in Plat Instrument No. 20080715-0072487 and Revised in Instrument No. 20090616-0055941.

This is improved property located at 2800 White Oak Drive Nashville TN 37215

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantees, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except for current taxes, and restrictions and easements of record. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantees, its successors, heirs and assigns against the lawful claims of all persons whatsoever.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 29th day of September, 2021.

The Amanda Leigh Andrews Revocable Living Trust, dated July 05, 2017

Amanda L. Andrews, Trustee
By: Amanda Leigh Andrews, Trustee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Amanda Leigh Andrews, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained and who further acknowledged that she is the Trustee of The Amanda Leigh Andrews Revocable Living Trust, dated July 05, 2017, the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at Office, this 29th day of September, 2021.

WILLIAM T. CHAPMAN, IV
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 07-09-2022

Notary Public