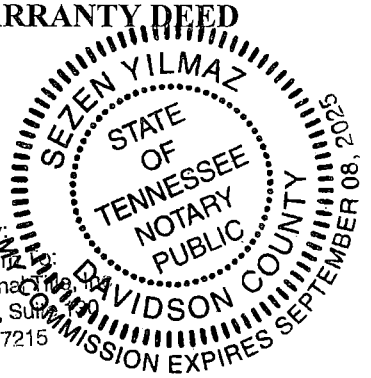
WARRANTY DEED



Prepared by:
Record and Return To:
Chapman and Rosenthal PLLC
10 Burton Hills Blvd., Suite 100
Nashville, TN 37215

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $675,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS 2 DAY OF August, 2022.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Hardeman, Montgomery & Potter, 4301 Hillsboro Pike, Suite 300, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Sarah Seven	New Owner	
(NAME)	(NAME)	104-09-0J-303.00-CO
3737 West End Avenue #303		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37205		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, **AMY BONDURANT HARVEY, TRUSTEE OF THE SHIRLEY M. HARVEY LIVING TRUST, ESTABLISHED BY THE REVOCABLE TRUST AGREEMENT OF SHIRLEY M. HARVEY DATED JULY 27, 2016**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **SARAH SEVEN, UNMARRIED,** HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

A Condominiums Apartment in Davidson County, Tennessee, Being Unit No. 303 of the Westbury Condominiums, a Horizontal Property Regime Pursuant to the Tennessee Horizontal Property Act, as Shown on Exhibit C to Master Deed of Record in Book 6819, Page 210, Register's Office for said County, to which source reference is hereby made for more complete details of Description, Together with the said Apartment's appurtenant undivided interest in the General and Limited Common Elements of the Condominium.

Being the same property conveyed to Shirley M. Harvey and/or Amy Bondurant Harvey, Trustees of the Shirley M. Harvey Living Trust, established by the Revocable Trust Agreement of Shirley M. Harvey Dated July 27, 2016, by Quitclaim Deed from Shirley M. Harvey of record in Instrument No. 201608050081214 Register's Office for Davidson County, Tennessee, dated July 27, 2016. Shirley M. Harvey has since passed away on February 4, 2019.

This conveyance is subject to all easements, restrictive covenants and conditions, and all other matters of record, including all items set out on any applicable plat of record.

unimproved _
This is improved x property, known as 3737 West End Avenue, Nashville, TN 37205
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

Karen Johnson Davidson County
Batch# 898075 DEEDWARR
08/03/2022 11:11:35 AM 2 pgs
Fees: $13.00 Taxes: $2,497.50

20220803-0088454

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 hand this 2nd day of August, 2022

AMY BONDURANT HARVEY, TRUSTEE OF THE SHIRLEY M. HARVEY LIVING TRUST, ESTABLISHED BY THE REVOCABLE TRUST AGREEMENT OF SHIRLEY M. HARVEY DATED JULY 27, 2016.

BY: Amy B. Harvey, Trustee

AMY BONDURANT HARVEY, TRUSTEE

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned notary public, Amy Bondurant Harvey with whom I am personally acquainted and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that she is the Trustee of the Shirley M. Harvey Living Trust, established by the Revocable Trust Agreement of Shirley M. Harvey dated July 27, 2016, and who further acknowledged that she is authorized by said Trust Agreement to execute the within instrument as Trustee of said Trust.

Witness my hand and official seal this 2nd day of August, 2022.

D. DYLAN POTTER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 11-3-2025

Commission expires:

Notary Public