WARRANTY DEED

Karen Johnson Davidson County
Batch# 925091 DEEDWARR
10/04/2022 12:26:30 PM 3 pgs
Fees: $18.00 Taxes: $1,424.50
20221004-0109483

File #22-DM-0102-V

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $385,000.00

Ellen E Gentry
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30 DAY OF September, 2022.

M. Corriveau
Notary Public

MY COMMISSION EXPIRES: 3/3/2025
(AFFIX SEAL)

M. CORRIVEAU STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 03-03-2025

THIS INSTRUMENT WAS PREPARED BY
Carney Title, LLC
400 Overbeck Lane, Suite 101
Nashville, TN 37204
(615) 864-0770

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Ellen E. Gentry	New Owner	
(NAME)	(NAME)	**104 09 0G 001.00**
102 West End Place		
(ADDRESS)	(ADDRESS)	
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, **LINDSAY PETER-CONTESSE AND STEFAN PETER-CONTESSE, WIFE AND HUSBAND** hereinafter called the Grantor(s), has/have bargained and sold, and by these presents do/does transfer and convey unto **ELLEN E. GENTRY, AN UNMARRIED WOMAN,** 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:

A certain unit located in Davidson County, Tennessee, being known and designated as Unit No. 1 of West End Place (formerly Park Circle Condominiums), a Horizontal Property Regime with Private Elements, established pursuant to the Declaration of Covenants, Conditions and Restrictions establishing West End Place (formerly Park Circle Condominiums), a Horizontal Property Regime, of record in Book 6809, Page 569, and amended in Book 8834, Page 727, Book 9992, Page 744, Instrument No. 20140423-0034301,in the Register's office for Davidson County, Tennessee, and with said Unit being depicted on Exhibit "B" to said Declaration; together with a percentage interest in the common elements as set forth in said Declaration.

Being the same property conveyed to Lindsey A. Bury, a single woman, by Warranty Deed from Martin McFarland now married and known as Martin McFarland Mashburn, of record in Instrument No. 20090610-0053750 in the Register's Office of Davidson County, Tennessee, dated June 05, 2009 and recorded on June 10, 2009.

Being the same property conveyed to Lindsay Peter-Contesse and Stefan Peter-Contesse, Husband and Wife, by Quitclaim Deed from Lindsay A. Bury Now Know As Lindsay Peter-Contesse, of record in Instrument No. 20130130-0009834, in the Register's Office of Davidson County, Tennessee, dated January 18, 2013 and recorded on January 30, 2013.

This conveyance is subject to:
*Conditions, covenants, reservations, requirements, restrictions, options, burdens, agreements, undertakings, assessments and other provisions contained in or incorporated by reference into the Master Deed establishing West End Place (formerly Park Circle Condominiums) of record in Book 6809, Page 569, as amended by instrument(s) of record in Book 9992, Page 744, Rules and Regulations recorded in Book 8834, Page 727 and Leasing Rules recorded in Instrument No. 20140423-0034301; also subject to easements, rights and interests in

WHEN RECORDED RETURN TO:
Momentum Title, LLC
131 Saundersville Rd #130
Hendersonville TN, 37075
File No. 6-19145-KS

favor of other unit owners, and all sewer, water, electrical, telephone and other utility easements now or hereafter established over, through or upon the land embracing the regime and building thereon.
*Easement for Utilities, recorded in Book 465, Page 570.
*Easement for Transmission Lines, recorded in Book 4879, Page 460.
*Easement for Construction, recorded in Book 5967, Page 451.
*Any and all existing easements and restrictions as shown of record not stated herein

This is ____ **unimproved** __X___ **improved** property known as: **102 West End Place, Nashville, TN 37205**.

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 28th day of September, 2022.

Lindsay Peter-Contesse

Stefan Peter-Contesse

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 28th day of September, 2022, before me personally appeared Lindsay Peter-Contesse and Stefan Peter-Contesse, to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that such person (or persons) executed the same as such person's (or persons') free act and deed.

Witness my hand, at office, this 28th day of September, 2022.

Notary Signature
My commission expires: 8-20-2023

JOHN W. BISHOP
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

RETURN TO:
Carney Title, LLC
400 Overbeck Lane, Suite 101
Nashville, TN 37204

Certificate of Authenticity

I, **KATHY SMITH**, do hereby make oath that I am the custodian of the original version of the electronic document tendered for registration herewith and that this electronic document is a true and exact copy of the original document executed and authenticated according to law on 9-28-22.

Kathy Smith
Affiant Signature

9-28-22
Date

State of Tennessee

County of Sumner

Sworn to and subscribed before me this Sept 30, 2022.

Notary's Signature

My Commission Expires: **10/23/2023**

Notary's Seal

