This Instrument Prepared by and Return to
Bell & Alexander Title Services, Inc.
8110 Isabella Lane, 2nd Floor
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF Davidson

Actual consideration or value, whichever is greater is $630,000 00

Affiant

Subscribed and sworn before me this the 12th day of September, 2023

Notary Public
My commission expires 9-6-26

DIANA K GALL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

WARRANTY DEED

Address of New Owner	Send Tax Bill to	Tax Information
Shrail Heinrich & Steve Heinrich 415 Church St #1002 Nashville, TN 37219	New Owners	093-06-1J 005 00

For and in consideration of the sum of ten and no/100 dollars ($10 00), cash in hand paid by the hereinafter Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, WENDY J HALL, AN UNMARRIED WOMAN, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to SHRAIL HEINRICH AND STEVE HEINRICH, WIFE AND HUSBAND, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land, together with all tenements, hereditaments and appurtenances thereto located in Davidson County, State of Tennessee, described as follows

A certain condominium apartment known as Unit No 1002 of the Horizontal Property Regime of Viridian Condominium, pursuant to Master Deed of record as Instrument No 20061004-0122833. as amended in Instrument No 20061004-0122834, Instrument No 20070711-0082578, Instrument No 20100616-0046702, Instrument No 20111006-077592, Instrument No 20120802-0068536, Instrument No 20140128-0007721, Instrument No 20171002-0100849, Instrument No 20180510-0045059, Instrument No 20191211-0127973, Instrument No 20210224-0022602, Instrument No 20210316-0034923, Instrument No 20210504-0059486, Instrument No 20210527-0071781, Instrument No 20220322-0032699, Instrument No 20220413-0042759, Instrument No 20220601-0063430, Instrument No 20220609-0065739, and Instrument No 20230518-0037490, Register's Office for Davidson County, Tennessee, to which referenced is made for a more complete description

Being the same property conveyed to Wendy J Hall, by deed dated 10/15/2012, from Robert Ryan Chapman and spouse, Elizabeth King, of record in Instrument No 20121019-0096006, Register's Office for said County

Subject to all Easements and Restrictions of record

THIS IS IMPROVED PROPERTY KNOWN AS 415 Church St #1002, Nashville, TN 37219

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, successors and/or assigns, forever Grantors covenant with Grantees that Grantors 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 Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to said Grantees. their successors, 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

Karen Johnson Davidson County
Batch# 1049304 **DEEDWARR**
09/13/2023 09 53 05 AM 2 pgs
Fees $13 00 Taxes $2,331 00

20230913-0071728

Witness my hand this the 14th day of September, 2023

Wendy J Hall

Wendy J Hall

STATE OF TENNESSEE
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Wendy J Hall, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged they executed the within instrument for the purposes therein contained

Witness my hand and official seal this 14th day of September, 2023

My commission expires
7/9/2024

Notary Public

JOHN C. ELROD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY