Davidson County DEEDWARR
Recvd: 03/31/06 15:18 2 pgs
Fees:13.00 Taxes:710.40

20060331-0036916

JASON CHAFFIN
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENNESSEE

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $192,000.00

Mary K Brady
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th day of March, 2006.

Notary Public

MY COMMISSION EXPIRES: March 22, 2008
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Mitchell A. Watts, Attorney at Law, 2400 Crestmoor Road Suite 102, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP
Jane Holston	Jane Holston	103-08-0-B
515 Sloan Road	515 Sloan Road	GROUP
Nashville, Tennessee 37209	Nashville, Tennessee 37209	PARCEL 515.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of ***** One Hundred Ninety Two Thousand Dollars and Zero Cents ($192,000.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, Christopher G. Goodman, married, hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto Jane Holston, a single person, and Mary K. Brady, a single person, as tenants in common with right of survivorship, 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.

BEING Unit No. 515, Building E of Parklane Condominiums, Phase II, a Horizontal Property Regime, created under Title 66, Section 27-101, et seq. as amended, Tennessee Code Annotated, and as established by a Master Deed of Parklane Condominiums, Phase II, attached as Exhibit "B" of record in Book 7400, page 130, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the Common Elements appurtenant to said unit as set forth in said Master Deed.

BEING the same property conveyed to Christopher G. Goodman, unmarried, by deed dated July 17, 1998, from Tadayuki Yoneyama, unmarried, of record in Book 11032, page 802, Register's Office for Davidson County, Tennessee; the said Christopher G. Goodman having since married.

Emily K. Smith, spouse of Christopher G. Goodman, joins in this conveyance to convey any interest she may have in subject property, particularly any marital interest.

This conveyance is expressly made subject to reservations, restrictions, easements, covenants and conditions contained in former instruments of record pertaining thereto and to all matters shown on the plan of record and the property taxes for the current year which have been prorated between the parties herein and assumed by the Grantees herein.

This is:

unimproved ☐

improved ☒ property known as 515 Sloan Road, Nashville, Tennessee 37209

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 I do covenant with the said Grantees that I am 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 I do further covenant and bind myself, my 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 29th day of March, 2006.

Emily K. Smith

By: Mitchell A. Watts, Attorney in Fact

Christopher G. Goodman

By Mitchell A. Watts, Attorney in Fact

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Personally appeared before me, Jason Chaffin, a Notary Public in and for said County and State, Mitchell A. Watts, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of Christopher G. Goodman and Emily K. Smith, and acknowledged that he executed the same as the free act and deed of the said Christopher G. Goodman and Emily K. Smith.

Witness my hand and official seal at Nashville, Tennessee, this 29th day of March, 2006.

Commission expires: March 22, 2008

Jason Chaffin Notary Public

JASON CHAFFIN
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENNESSEE