File No. 260701229

WARRANTY DEED

Davidson County DEEDWARR
Recvd: 07/31/06 09:08 2 pgs
Fees:13.00 Taxes:766.12
20060731-0091930

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $207,039.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19TH DAY OF JULY, 2006.

Notary Public

MY COMMISSION EXPIRES: 3/22/08

RHONDA LANITA GROVES NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
Jerry Kennon, Attorney
Castleman Title
1604 Westgate Circle, Suite 3
Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Steven P. Duensing and Timothy J. Adair d/b/a DAC Joint Venture	Steven P. Duensing and Timothy J. Adair d/b/a DAC Joint Venture	034010C00500CO 034010C00600CO 034010C00800CO
(NAME)	(NAME)	
110 Glancy Street Suite 103	110 Glancy Street Suite 103	
Goodlettsville, TN 37072 (ADDRESS)	Goodlettsville, TN 37072 (ADDRESS)	
(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 CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, **William D. Castleman, and Wife, Elizabeth Ellen Castleman**, HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Steven P. Duensing and Timothy J. Adair d/b/a DAC Joint Venture, a Tennessee general partnership**, HEREINAFTER CALLED THE GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN **DAVIDSON** COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being Unit Nos. 103A, and 103B, on the Plan of Glancy Square, a Planned Unit Development, a Horizontal Property Regime, of record in Plat Book 7900, Page 454, Register's Office for Davidson County, Tennessee, and **Unit No. 104B, on the Plan of the Amendment to Units 104-A and 104-B,** of record in Plat Book 11272, Page 622, to which plan reference is hereby made for a more complete and accurate description.

Being part of the same property conveyed to William D. Castleman and wife, Elizabeth Ellen Castleman, by deed from Daniel L. Wischhof of record in Book 9503, page 498, Register's Office for Davidson County, Tennessee.

This conveyance is further subject to (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (4) building restrictions, and (5) other matters of public record.

unimproved ☐

This is improved ☒ property, known as Unit Nos. 103A, 103B, and 104B, 110 Glancy Square, Goodlettsville, TN 37072
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 hands this 19th day of July, 2006.

William D. Castleman

Elizabeth Ellen Castleman

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me; the undersigned, a Notary Public in and for said County and State, the within named WILLIAM D. CASTLEMAN and wife, ELIZABETH ELLEN CASTLEMAN, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledge that THEY executed the within instrument for the purposes therein contained.

Witness my hand at Goodlettsville, Tennessee, this 19th day of July, 2006.

Commission expires: 2-18-2009

Notary Public



File Number: 260701229

RETURN TO:

Castleman Title
1604 Westgate Circle, Suite 3
Brentwood, TN 37027