31427

WARRANTY DEED 10660

HEATHER M. MCCOY NOTARY PUBLIC DAVIDSON LA

My Co... ...2007

STATE OF **TENNESSEE**
COUNTY OF **DAVIDSON**

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$329,233.55**

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE **8TH DAY OF JUNE, 2007.**

Notary Public

MY COMMISSION EXPIRES: 9/22/07

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Guaranty Title and Escrow Co., 721 President Place, #100, Smyrna, TN 37167

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Adam M. Leibowitz	**Reliant Bank**	**118-01-0-223.00**
(NAME)	(NAME)	
1013 Halcyon Avenue	**1724 Carothers Parkway, Suite 400**	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37204	**Brentwood, TN 37027**	
(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, WE, **Double A Development, LLC**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Adam M. Leibowitz**, 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:

Land in **Davidson** County, Tennessee, being Lot 34 on the Plan of Halcyon Avenue Townhomes of record in the Master Deed of Halcyon Avenue Townhomes recorded in Instrument No. 20070605-0067214 Register's Office for Davidson County, to which reference is made for a more complete description.

Being the same property conveyed to **Double A Development, LLC** by deed of record in Instrument 20040917-0112403, Register's Office for **Davidson** County, Tennessee.

This conveyance is subject to any and all existing plat notes, conditions, restrictions and easements of record.

unimproved ☐

This is improved ☒ property, known as **1013 Halcyon Avenue, Nashville, TN 37204**

(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 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.

Davidson County DEEDWARR
Recvd: 06/13/07 14:12 2 pgs
Fees:13.00 Taxes:1218.16
20070613-0071030

Witness **our hands** this **8th day of June, 2007**.

Double A Development, LLC

By: _____,

Attest: _____,

State of Tennessee County of Rutherford

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared **Adam Leibowitz and Andrew Neuman**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who, upon oath, acknowledged himself/herself to be the **Co-Chief Managers** of **Double A Development, LLC**, and that he/she as **such Co-Chief Managers** executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal at Nashville, Tennessee, this 5th day of June, 2007.

Commission expires: October 13, 2009

Notary Public

CATHERINE R. SOLE
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

MY COMMISSION EXPIRES: