WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $100,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22 DAY OF OCTOBER, 2009.

Notary Public

MY COMMISSION EXPIRES: 7-21-13

(AFFIX SEAL)

DAVID R.A. ROETGER STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

BILL GARRETT, Davidson County
Trans: T20090075555 DEEDWARR
Recvd: 11/05/09 10:54 2 pgs
Fees:13.00 Taxes:370.00
20091105-0102315

THIS INSTRUMENT WAS PREPARED BY
Premier Escrow, LLC, 4301 Hillsboro Road, Suite 300, Nashville, Tennessee 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Paul Leim	Owner	M&P 161-1-A 61 CO
(NAME) 5312 Edmondson Pike Unit 5	(NAME)	M&P 161-1-A 11 CO AND
(ADDRESS) Nashville, TN 37211	(ADDRESS)	
(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, I, **SEAN BELLINGER, MARRIED**, HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **KRISTIN LEIM, UNMARRIED**, AND **PAUL LEIM AND WIFE, EUGENIA LEIM,** 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:

A certain condominium unit in Davidson County, Tennessee, being Unit No. 5312, # 5, together with Garage No. 11 as shown on the Plan of Danbury Condominiums as Exhibit "C" to the Master Deed of Danbury Homeowners Association of record in Book 6612, page 122, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the common elements of Danbury Homeowners Association as described in Master Deed of record in Book 6612, page 75, said Register's Office all to which reference is hereby made for a more complete description thereof.

Being the same property conveyed to Sean Bellinger, unmarried, by deed of record in Instrument #20050419-0043469, said Register's Office. Allecia Bellinger joins in executing this deed to convey any marital interest she may have in said property, but not otherwise.

This conveyance is subject to: (a) 2009 real property taxes and (b) all matters appearing in the Master Deed of record in Book 6612, page 75, said Register's Office.

unimproved ☐

This is improved ☒ property, known as 5312 Edmondson Pike Unit 5 and Garage No. 11, Nashville, Tennessee 37211

(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.

Witness my hand this 22ND day of October, 2009.

Sean Bellinger

Allecia Bellinger

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 Sean Bellinger and Allecia Bellinger, the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 22 day of October, 2009.

Commission expires:

Notary Public

KEVIN D. MONTGOMERY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

My Commission Expires NOV. 7, 2011