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

The actual consideration or value, whichever is greater is $175,000.00

Affiant

Subscribed and sworn before me this the 31st day of January, 2012.

Notary Public
My commission expires: 3/18/14

JENNIFER CROWELL
STATE OF TENNESSEE NOTARY PUBLIC
LEWIS COUNTY

WARRANTY DEED

Address of New Owner:	Send Tax Bill to:	Tax Information:
David E Hoagey 2020 Crencor Drive Goodlettsville, TN 37072	New Owner	160-5-30

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, DAVID B RIVKIN, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to DAVID E HOAGEY ANDWIFE, JANICE H HOAGEY, 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:

Being Lot No. 138 on the Plan of Section Three, Oak Hill Estates of record in Book 4860, pages 3, 4, & 5 Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete legal description.

Being the same property conveyed to David B Rivkin by divorce from Jennifer D Rivkin dated December 12, 2005 of record in Instrument No. 20070912-0109613, said Register's Office.

Subject to all Easements and Restrictions of record.

THIS IS __X__ IMPROVED ____UNIMPROVED PROPERTY KNOWN AS 900 Lakemont Drive, Nashville, TN 37220.

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.

Witness my hand this the 30th day of January, 2012.

David B Rivkin

BILL GARRETT, Davidson County
Trans:T20120008941 DEEDWARR
Recvd: 02/06/12 13:38 2 pgs
Fees:13.00 Taxes:647.50
20120206-0010541

STATE OF ~~TENNESSEE~~ CALIFORNIA.
COUNTY OF ~~DAVIDSON~~ LOS ANGELES

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, David B Rivkin, 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 ~~31st~~ 30th day of January, 2012.

My commission expires: 02/28/2013.

Notary Public

PABLO MENA
COMM. #1838926
NOTARY PUBLIC - CALIFORNIA
LOS ANGELES COUNTY
My Comm. Expires February 28, 2013

TGJ1 TGJ1

STATE OF _____
COUNTY OF _____

On this _____ day of _____, _____, before me, the undersigned Notary Public in and for said County and State, personally appeared _____ with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of _____, by _____ Power of Attorney dated _____, _____, and who acknowledged that he executed the same as the free act and deed of _____.

Witness my hand and official seal this _____ day of _____, _____.

My Commission Expires:

_____
Notary Public

STATE OF _____
COUNTY OF _____

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared _____, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who upon _____ oath acknowledged _____ to be the _____ of the within named bargainor, a _____, and that _____, as such _____, executed the foregoing instrument for the purposes therein contained by signing the name of the _____ by the said _____ as such _____.

Witness my hand and official seal this _____ day of _____, _____.

My Commission Expires:

_____
Notary Public