GSRM
Box 44

BILL GARRETT, Davidson County
Trans:T20120048785 DEEDWARR
Recvd: 07/02/12 16:20 2 pgs
Fees:13.00 Taxes:1128.50
20120702-0058169

THIS INSTRUMENT PREPARED BY: CATHERINE H. GWYN **GULLETT, SANFORD, ROBINSON & MARTIN, PLLC** 150 THIRD AVENUE SOUTH SUITE 1700 NASHVILLE, TENNESSEE 37201 (615) 244-4994	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration or value, whichever is greater, for this transfer is $305,000.00. Affiant Subscribed and sworn to before me, this 29th day of June, 2012. Notary Public My Commission Expires: 9-22-2015

JONNA L. HALL
STATE OF TENNESSEE NOTARY PUBLIC
MONTGOMERY COUNTY

Address New Owner As Follows: Robert A. Goff and Margaret M. Goff 3623 Rainbow Place Nashville, TN 37204	Send Tax Bills To: New Owner	Map-Parcel Number: 118-14-172

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **John S. Rula and wife, Elizabeth Y. Rula**, hereinafter called the Grantors, have bargained and sold, and by these presents does transfer and convey unto **Robert A. Goff and wife, Margaret M. Goff**, hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being the southerly part of Lot No. 32 and the northerly part of Lot No. 33 on the Plan of Marengo Park, Section "C" as of record in Book 1130, page 21, Register's Office for said County, and described according to a survey made by Campbell McRae Surveying Co., dated June 2, 1992 as follows:

Beginning at an iron pin in the westerly margin of Rainbow Road, at a point which is 36 feet 6 inches southerly from the common corner of Lots 32 and 33; thence westerly 218 feet 6 inches to a point, said point being 28 1/2 inches south of the common rear corner of Lots 33 and 32 on said plan; thence northerly with the westerly line of Lots 32 and 33, 52 feet to an iron pin; thence easterly 223 feet 6 inches to an iron pin in the westerly margin of

Rainbow Road; thence with the margin of the same, southerly 65 feet to the point of beginning.

Being the same property conveyed to John S. Rula and wife, Elizabeth Y. Rula, by deed from Terrance M. Brogan and wife, Beth Leeanne Brogan, of record in Instrument No. 20040603-0065239, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to:

1. 2012 taxes, a lien not yet due and payable, which have been prorated and assumed by Grantees. By acceptance of delivery of this instrument, Grantees assume and agree to pay such taxes as and when such become payable and to indemnify and hold harmless Grantors from liability and loss therefrom.

2. All matters as shown on the Plan of record in Book 1130, page 21, Register's Office for Davidson County, Tennessee.

3. Subject to a Joint Driveway Agreement of record in Book 8652, page 307, said Register's Office.

This is improved property known as: **3623 Rainbow Place, Nashville, TN 37204.**

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 Grantors covenant with the said Grantees that they 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 further covenant and bind themselves, their heirs and assigns, 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 person whomsoever.

WITNESS my hand this 29th day of June, 2012.

John S. Rula

Elizabeth Y. Rula

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, John S. Rula and Elizabeth Y. Rula, the within named bargainor, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 29th day of June, 2012

(Seal)

CATHERINE H. GWYN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
My Comm. Expires September 3, 2012

Notary Public

My Commission Expires: 09/03/12