Prepared by:
Record and Return to:
Chapman & Rosenthal Title, Inc.
2002 Richard Jones Rd., Ste 203-A
Nashville, TN 37215

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 $399,900.00

Affiant

Subscribed and sworn before me this the 25th day of September, 2014.

Notary Public
My commission expires:

SHIRA HUGHES
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 08-11-2017

BILL GARRETT, Davidson County
Trans: T20140073028 DEEDWARR
Recvd: 09/29/14 14:53 2 pgs
Fees: 13.00 Taxes: 1479.63
20140929-0089597

WARRANTY DEED

Address of New Owner:	Send Tax Bill to:	Tax Information:
Edward Jay Lieberman, Trustee 1402 Boscobel Street Nashville, TN 37206	Taylor & Lieberman 10866 Wilshire Blvd. Ste. 1100 Los Angeles, CA 90024	083-13-01-001.00-CO

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, GEORGE FLINN, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to EDWARD JAY LIEBERMAN, TRUSTEE OF THE ROCK BEACH TRUST DATED SEPTEMBER 2ND, 2014, 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:

Land in Davidson County, Tennessee, being Unit A on the Plan of Homes at 1404 Boscobel, of record in Declaration of Covenants, Conditions and Restrictions at Instrument No. 20131206-0124345, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being a portion of the same property conveyed to Theodore Miller by deed from Betty Ann Gibson and Linda O. Setser, Co-Executrixes of the Estate of Mary Bell Goodwin, deceased of record in Instrument No. 20040426-0047069 Register's Office for Davidson County, Tennessee, dated April 12, 2004 and recorded on April 26, 2004.
(Value of consideration shown in aforementioned deed $70,000.00.)

Being a portion of the same property conveyed to George Flinn by deed from Theodore Miller, married of record in Instrument No. 20130920-0099231 Register's Office for Davidson County, Tennessee, dated September 18, 2013 and recorded on September 20, 2013.

Subject to all Easements and Restrictions of record.

THIS IS IMPROVED PROPERTY KNOWN AS 1402 Boscobel Street, Nashville, TN 37206.

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 25th day of September, 2014.

George Flinn by Jason Jones as Attorney in Fact

George Flinn
By: Jason Jones As His Attorney In Fact

STATE OF TENNESSEE

COUNTY OF DAVIDSON

On this 25TH day of SEPTEMBER, 2014, before me, the undersigned Notary Public in and for said County and State, personally appeared JASON JONES 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 GEORGE FLINN, by SPECIFIC Power of Attorney dated SEPTEMBER 23, 2014, and who acknowledged that he executed the same as the free act and deed of GEORGE FLINN.

Witness my hand and official seal this 25TH day of SEPTEMBER, 2014.

My Commission Expires: 9/10/18

Notary Public

