# Warranty Deed

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| | STATE OF TENNESSEE<br>COUNTY OF DAVIDSON<br><br>The actual consideration or value, whichever is greater, for this transfer is $212,500.00.<br><br>Affiant<br><br>Subscribed and sworn to before me, this the 30th day of October, 2014.<br><br>Notary Public<br><br>My commission expires: 10/30/16 |

TONJA BARRON
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

RETURN TO
Stewart Title Company
121 First Avenue South, Suite 200
Franklin, TN 37064
File # 01288-23060

**THIS INSTRUMENT WAS PREPARED BY**
**WAGON WHEEL TITLE**
**202 SOUTH 11TH STREET**
**NASHVILLE, TN 37206**
**615.650.5100**

| Address of New Owner(s) as follows: | Send Tax Bills To: | Map/Parcel Numbers: |
|---|---|---|
| Danae Meier<br>Tyler Meier<br>Darin Alwardt | Darin Alwardt | |
| 510 Madison Street | 345 Fallon Pkwy | 082-13-0D-109.00-CO |
| Nashville, TN 37208 | Saint Peters, mo 63376 | |

FOR AND IN CONSIDERATION OF THE SUM OF ONE DOLLAR ($1.00), CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I/WE, **NATHAN D. BARNETT AND WIFE JENNIFER BARNETT FKA JENNIFER HATFIELD**, HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **TYLER MEIER AND DANAE MEIER, HUSBAND AND WIFE, AND DARIN ALWARDT, A SINGLE PERSON, AS TENANTS IN COMMON WITH RIGHT OF SURVIVORSHIP**, HEREINAFTER CALLED THE GRANTEE(S), HIS/HER/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 all of Unit No. 109, Germantown Madison Square Condominiums, a Horizontal Property Regime, filed as Exhibit "A" to and established by the Master Deed of record in Instrument 200610190129740, as amended of record in Instrument 201105090035408, in the Register's Office for Davidson County, Tennessee, together with an undivided percentage interest in the common areas/elements appurtenant to said Unit as set forth in the Master Deed, reference to which is hereby made for a more complete and detailed description of the Unit and the Condominium, the rights and obligations of the Declarant and the Unit Owners, and the ByLaws of the Association of Owners.

Being the same property conveyed to Nathan D. Barnett and wife, Jennifer Hatfield by deed from Germantown Madison Square, LLC, a Tennessee limited liability company of record in Instrument No. 20080311-0024403 Register's Office for Davidson County, Tennessee, dated March 04, 2008 and recorded on March 11, 2008. (Value of consideration shown in aforementioned deed $159,500.00.)

Being also known as 510 Madison Street Nashville, TN 37208.

BILL GARRETT, Davidson County
Trans:T20140083575 DEEDWARR
Recvd: 11/05/14 11:42 2 pgs
Fees:13.00 Taxes:786.25
20141105-0102226

This conveyance is subject to all restrictions, easements and planning documents of record, and current year's taxes and subsequent years, a lien not yet due and payable.

This is improved property known as 510 Madison Street, Nashville, TN 37208.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the said GRANTEE(S), his/her/their heirs and assigns forever; and I/we do covenant with the said GRANTEE(S) that I/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 I/we do further covenant and bind myself/ourselves, my/our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE(S), his/her/their heirs and assigns, against the lawful claims of all persons whomsoever.

Wherever used, the singular number shall include the plural, the singular, and the use of any gender shall be applicable to all genders.

WITNESS MY/OUR HANDS EFFECTIVE AS OF THE 30th day of October, 2014.

**Nathan D. Barnett**

**Jennifer Barnett FKA Jennifer Hatfield**

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named Nathan D. Barnett and Jennifer Barnett FKA Jennifer Hatfield, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal this 30th day of October, 2014.

Notary Public

STEVEN T. MORRIS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires July 3, 2017