WARRANTY DEED

SHERI ENGEL NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $1,400,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6TH DAY OF NOVEMBER, 2014.

Notary Public

MY COMMISSION EXPIRES: January 11, 2016
(AFFIX SEAL)

Davidson County DEEDWARR
Recvd: 11/06/14 15:49 3 pgs
Fees:18.00 Taxes:5180.00
20141106-0102759

THIS INSTRUMENT WAS PREPARED BY
Bridgehouse Title, LLC, 342 Cool Springs Blvd., Suite 202, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Anthony V. Belott	UBS Bank USA	130-08-0-093.00
(NAME)	(NAME)	
3811 Trimble Rd.	299 South Main St. Suite 2275	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37215	Salt Lake City, UT 84111	
(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, **Paul M. Gaustad and wife, Danielle Gaustad,** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Anthony V. Belott and Shanna P. Rosen, husband and wife,** 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:

Land in Davidson County, Tennessee, being Lot No. 29 on the Plan of Sharber's Harding Place Subdivision, not of record and described as follows:

Beginning at a point in the southerly margin of Trimble Road at the corner of Lots Nos. 28 and 29; thence with the line between said lots, southerly 349 feet to a point, the corner of Lots Nos. 8 and 9; thence with the line between Lots 29 and 8, easterly 100 feet to the corner of Lots 7, 8, 29 and 30; thence with the line between Lots 29 and 30, northerly 341 feet to the southerly margin of Trimble Road; thence with the margin of the same, westerly 100 feet 5 inches to the beginning.

Being the same property conveyed to Paul M. Gaustad by Warranty Deed from David R. Gius and wife, Zena Leah Harris, dated August 3, 2012, of record in Instrument No. 20120807-0070323, Register's Office for Davidson County, Tennessee.

This conveyance is subject to the following: Taxes for the year 2014, which have been prorated, and payment thereof, by acceptance of this conveyance, is expressly assumed by Grantees; Taxes and assessments for the year 2015 and subsequent years, not yet due and payable; No amount of insurance is afforded as to the exact amount of acreage contained in the herein described property; restrictions of record in Book 1165, page 128; Right of way of Trimble Road; all of record in the Register's Office for Davidson County, Tennessee.

unimproved ☐

This is improved ☒ property, known as 3811 Trimble Road, Nashville, TN 37215
(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 7th day of November, 2014.

by DG his attorney in Fact
Paul M. Gaustad, by Danielle Gaustad, Attorney-In-Fact

Danielle Gaustad

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned authority, a Notary Public within and for the State and County aforesaid, personally appeared Danielle Gaustad, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who upon her oath acknowledged to be the Attorney-in-Fact for Paul M. Gaustad, the within named bargainor, and that she as such Attorney-in-Fact, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of Paul M. Gaustad, the within named bargainor by the said Danielle Gaustad, as such Attorney-in-Fact.

Witness my hand and official seal at Franklin, Tennessee, this 6th day of November, 2014.

Notary Public

My Commission Expires: _____



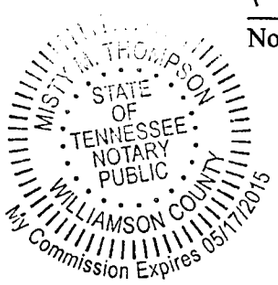
STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned authority, in and for said County and State, appeared Danielle Gaustad, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at Franklin, Tennessee, this 6th day of November, 2014.

Notary Public

My Commission Expires:



I, Sheri Engel, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Sheri Engel
Signature

State of Tennessee
County of Williamson

Personally appeared before me a notary for this county and state, Sheri Engel who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary Signature

MY COMMISSON EXPIRES: 2/23/15

Amy Cross Nance
State of Tennessee Notary Public
Williamson County