Box 14

WARRANTY DEED

BILL GARRETT, Davidson County
Trans: T20150033198 DEEDWARR
Recvd: 05/01/15 09:23 2 pgs
Fees: 13.00 Taxes: 1184.00
20150501-0039180

State of Tennessee
County of Davidson

The actual consideration or value, whichever is greater, for this transfer is **$320,000.00.**

Affiant

Subscribed and sworn to before me, this the 30th day of April, 2015.

Notary Public

My commission expires:

(AFFIX SEAL)

HOUSTON W. HOWELL
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 07-03-2017

THIS INSTRUMENT WAS PREPARED BY
John T. Cook, P.C.
2927 Berry Hill Drive, Nashville, TN 37204-3126

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
Marshall N. Altman	**New Owner**	**Map 118-11-0, Parcel 032.00**
2820 Kenway Road		
Nashville, TN 37215		

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

Paul F. Scholten, married

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Marshall N. Altman and Lela B. Altman, 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. 30 of Block "B" on the Plan of Berry Hill Gardens Subdivision, of record in Book 1130, page 36, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete legal description thereof.

Being the same property conveyed to County Q Productions by Deed from Neil Bryant Koonce and spouse, Judy G. Koonce, of record in Book 9425, page 539, Register's Office for Davidson County, Tennessee. County Q Productions having quitclaimed the property to Paul F. Scholten by Quitclaim Deed dated January 13, 1999, of record in Book 11312, page 693, Register's Office for Davidson County, Tennessee.

The property conveyed herein is not the place of residence of the Grantor or his spouse.

This conveyance is made subject to the following:
(1) The Plan of record in Book 1130, Page 36, said Register's Office, shows an Owner's Certificate, and is subject to all matters as set forth therein.
(2) Taxes for 2015 taxes, a lien, not yet due and payable, which have been prorated and assumed by the Grantees herein.

This is improved (__X__) Unimproved (____) property, known as **2825 Azalea 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 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/our hand(s) this **30th** day of **April, 2015.**

Paul F. Scholten

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, a Notary Public of said County and State, **Paul F. Scholten,** the within named seller, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this **30th** day of **April, 2015.**

HOUSTON W. HOWELL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 07-03-2017

Notary Public

My Commission Expires: