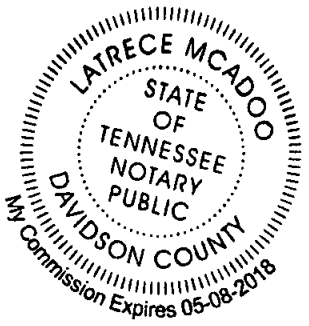
#10478

WARRANTY DEED



State of Tennessee
County of Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $650,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th day of February, 2016

Notary Public

MY COMMISSION EXPIRES: _____

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Return to: Advantage Title & Escrow, 3325 Aspen Grove Drive, Suite 104, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Eva G. Lipman, Trustee of the Lipman Family 2011 Trust dated November 14, 2011	Eva G. Lipman, Trustee of the Lipman Family 2011 Trust dated November 14, 2011	118023d00100co
(NAME)	(NAME)	
1244 Manor Oaks Court	1244 Manor Oaks Court	
(ADDRESS)	(ADDRESS)	
Dunwoody, GA 30338	Dunwoody, GA 30338	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

BILL GARRETT, Davidson County
Trans:T20160012903 DEEDWARR
Recvd: 02/17/16 09:19 2 pgs
Fees:13.00 Taxes:2405.00
20160217-0014749

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, We, **Jason Bockman and Erica Bockman, husband and wife,** hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto **Eva G. Lipman, Trustee of the Lipman Family 2011 Trust dated November 14, 2011,** 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 Unit "A" of The Cottages of Vaulx, A Horizontal Property Regime with Private Elements a/k/a Horizontal Property Regime of 2822 Vaulx Lane, which is a Planned Unit Development as established by that certain Declaration of Covenants, Conditions and Restrictions for The Cottages of Vaulx of record in Instrument No. 20150608-0053460 and Scrivener's Affidavit of record in Instrument No. 20151209--0123910, in the Register's Office for Davidson County, Tennessee, together with the Limited Common areas/elements and Private Elements appurtenant to said Unit as described in Instrument No. 20150608-0053460, and Scrivener's Affidavit in Instrument No. 20151209-0123910, Unit Owners, and the Bylaws of the Association of Owners, reference The Cottages of Vaulx Unit "A" and private elements "A" as set forth in Exhibit "A", Exhibit Map of said Declaration, reference to which is hereby made for a more complete and detailed description of the Unit, the rights and obligations of the Declarant and the Unit Owner.

Being part of the same property conveyed to Jason Bockman and Erica Bockman, husband and wife, by deed of record in Instrument No. 20150608-0053458 , Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing restrictions and easements of record.

unimproved ☐

This is improved ☑ property, known as 2822 Vaulx Lane, Nashville, TN 37204

(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/our hands this 16th day of February, 2016.

Jason Bockman

Erica Bockman

State of Tennessee
County of Williamson

Personally appeared before me Jason Bockman and Erica Bockman, with whom I am personally acquainted, and who acknowledged that they executed the foregoing instrument for purposes therein contained.

WITNESS my hand and seal this 16th day of February, 2016.

Notary Public
My Commission Expires:

VICTOR HAZELWOOD
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY
My Commission Expires 03-20-2018

File No.: 10478