RECORD AND RETURN TO:
Limestone Title and Escrow, LLC
5200 Maryland Way
Suite 202
Brentwood, Tennessee 37027
File No.: TN167418

**WARRANTY DEED**

BILL GARRETT, Davidson County
Trans:T20160054203 DEEDWARR
Recvd: 06/24/16 14:41 2 pgs
Fees:13.00 Taxes:884.30
20160624-0064850

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $239,000.00.

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21st day of June, 2016.

NOTARY PUBLIC

My commission expires: 10/18/16

DANA DELWORTH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

THIS INSTRUMENT PREPARED BY:
Limestone Title and Escrow, LLC, 5200 Maryland Way, Suite 202, Brentwood, TN 37027

| ADDRESS NEW OWNER: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Alex Goldman<br>2057 Stanford Village Drive<br>Antioch, TN 37013 | new owner | 117 AA 0A 020.00 |

FOR AND IN CONSIDERATION of the sum of Two Hundred Thirty Nine Thousand and 00/100 Dollars ($239,000.00), and other good and valuable consideration, cash in hand paid by the hereinafter named Grantee(s), the receipt of which is hereby acknowledged; the undersigned, **DANIEL J. BEYER AND WIFE, ALLISON ROWELL**, hereinafter called the Grantor(s), has bargained and sold and by these presents do hereby transfer and convey unto, **ALEX GOLDMAN, AN UNMARRIED MAN**, hereinafter called the Grantee(s), their heirs and assigns forever, that certain parcel of real estate situated in Davidson County, Tennessee, and being further described as follows, to-wit:

Land in Davidson County, Tennessee, being all of Lot No. 34, on the Plan of Section One, Stanford Village, as shown by plat appearing of record in Instrument No. 20000204-0010260 and in Instrument No. 20000204-0010261 (erroneously cited and Instrument No. 20000204010260 and Instrument No. 20000204010261, in the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for more complete details of said lot.

Being the same property conveyed to Daniel J. Beyer, an unmarried person, by Warranty Deed from Lauren M. Rickels and husband, Ryan C. Rickels, dated 3/9/2006, recorded 3/15/2006, of record in 20060315-0029702, in the Register's Office for Davidson County, Tennessee. Daniel J. Beyer is now married to Allison Rowell. The said Allison Rowell hereby joins in this conveyance to waive any marital rights granted to a spouse by law, in said property.

The address of the herein described property is believed to be 2057 Stanford Village Drive, Antioch, TN 37013, and is shown on all tax records as same, but such addresses are not part of the legal description of the property herein and in the event of any discrepancy, the legal description herein shall control.

This conveyance is made subject to all matters as shown of record in the Register's Office for Davidson County, Tennessee; and to the zoning and subdivision regulations of the appropriate governmental body.

TO HAVE AND TO HOLD said real estate, together with all of the appurtenances, estate and title thereunto belonging, unto the said Grantee(s), their heirs and assigns, forever.

The undersigned covenant with the said Grantee(s) that he is lawfully seized and possessed of said real estate; that he have a good right to convey the same; and that it is unencumbered except by lien of the 2016 property taxes, which taxes are being prorated between the parties, and the payment thereof will be the responsibility of the Grantee(s).

The undersigned further covenants and binds himself, his heirs and assigns, forever to warrant and defend the title to said real estate unto the said Grantee(s), their heirs and assigns, against the lawful claims of all persons, whomsoever.

WITNESS MY/OUR HANDS, this the 21st day of June, 2016.

Daniel J. Beyer by Kimberly Poncerelli, Attorney-in-Fact

**DANIEL J. BEYER BY KIMBERLY PONCERELLI, ATTORNEY-IN-FACT**

Allison Rowell by Kimberly Poncerelli, Attorney-in-Fact

**ALLISON ROWELL BY KIMBERLY PONCERELLI, ATTORNEY-IN-FACT**

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public, Kimberly Poncerelli, to me known to be the person who executed the foregoing instrument (or proved to me on the basis of satisfactory evidence), on behalf of Daniel J. Beyer and Allison Rowell and acknowledged that she executed the same as the free act and deed of the said Daniel J. Beyer and Allison Rowell.

WITNESS my hand and seal, this the 21st day of June, 2016.

Notary Public

Bryant L. Grantham

Printed Notary Name

My commission expires: 7-24-2017

BRYANT L. GRANTHAM
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY