Prepared by:
Centennial Title Company, Inc.
30 Burton Hills Blvd., #165
Nashville, TN 37215

Bill Garrett Davidson County
Batch# 2030 DEEDWARR
09/18/2017 04:19:30 PM 3 pgs
Fees: $18.00 Taxes: $3,792.50
20170918-0095530

39-B
File #17-1275

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Allison Bollinger and William Bollinger, wife and husband,** hereinafter called the Grantor, has bargained and sold, and by these presents does hereby transfer and convey unto **Peter C. Good and Amanda D. Good, husband and wife,** hereinafter called the Grantee, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Being Lot No. 9 on the Map of B. J. McCarthy's Subdivision, as of record in Book 421, Page 170, Register's Office for said County.

Said Lot No. 9 fronts 100 feet on the Southerly side of Gale Avenue and runs back on the East line 437.8 feet and on the West line 447 feet to the right-of-way of the Tennessee Central Railroad Company and shows 100.4 feet on said right-of-way.

Less and except that portion of property conveyed to the State of Tennessee by deed recorded in Book 4811, Page 92, in the Register's Office, Davidson County, Tennessee described as follows:

Beginning at the point of intersection of the north right of way of the Tennessee Central Railroad and the west boundary of this property, said point being along the said right of way eastwardly 938 feet from the east margin of Belmont Boulevard; thence along the said west boundary north 4 degrees 47 minutes east 200.0 feet to a point; thence north 71 degrees 10 minutes east 109.1 feet to a point; thence south 4 degrees 47 minutes west 235.0 feet to a point in the said right of way; thence along the said right of way; thence along the said right of way south 89 degrees 46 minutes west 77.1 feet to a point; thence along a curve right having a radius of 2,241.8 feet for 23.3 feet to the point of beginning and containing 21,768 square feet and being part of the same property conveyed by Laura H. Jenkins to Conrad Huetter and wife Maria Zlunka Huetter of record in Book 3767, page 553, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Allison Bollinger and William Bollinger, wife and husband by Warranty Deed from Nathan W. Lyons, recorded on the 26th day of December, 2012 in Instrument No. 20121226-0118752, in the Register's Office of Davidson County, Tennessee.

The property conveyed herein is subject to matters shown on the recorded plan, and to applicable easements and restrictions of record, and Property Taxes for the current year.

This is improved property, known as: 1415 Gale Lane, Nashville, TN 37212.

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, Grantee's heirs or assigns, forever. Grantor covenant with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's 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 THE EXECUTION HEREOF this 18th day of September, 2017.

Allison Bollinger

William Bollinger

State of Tennessee)
County of Davidson)

On this 18th day of September, 2017, before me the undersigned, a Notary Public in and for said County and State, personally appeared before me the within named Allison Bollinger and William Bollinger, the bargainor(s), to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

Notary Public

My Commission Expires: 5/8/18

ANGELA Y. POSTON-WILLIAMSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TN

State of Tennessee)
County of Davidson)

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 1,025,000.00.

Affiant

Sworn and subscribed before me on this the 18th day of September, 2017.

Notary Public

My Commission Expires: 11-6-2017

BRENDA ZITZMAN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

NEW OWNER:
Peter C. Good
1415 Gale Lane
Nashville, TN 37212

RESPONSIBLE FOR TAX PAYMENT:
Security National Bank of South Dakota
6601 S. Louise Ave
Sioux Falls, SD 57108

TAX MAP-PARCEL #:
117-08-0-213.00

Certificate of Authenticity

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

Signature

State of Tennessee

County of Davidson

Personally appeared before me, Brenda Zitzman, a notary public for this county and state, John Cobb Rochford, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

BRENDA ZITZMAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Notary's Signature

My Commission Expires: 11-6-2017