Bill Garrett Davidson County Batch# 12932 **DEEDWARR** 10/12/2017 02:53:46 PM 2 pgs Fees: $13.00 Taxes: $2,682.50 20171012-0104818	State of Tennessee County of Davidson The actual consideration or value, whichever is greater, for this transfer is **$725,000.00.** Affiant Subscribed and sworn to before me, this the 6th day of October, 2017. Notary Public My commission expires: 10/30/2020 (AFFIX SEAL)

STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

THIS INSTRUMENT WAS PREPARED BY:
Gregory S. Perrone, PC, Attorney At Law
109 Westpark Drive, Suite 330, Brentwood, TN 37027

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Number
Athanassios Papaioanu	NEW OWNERS	**159-01-0-061.00**
1437 Beddington Park		
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 CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

Talat Alp Ikizler and wife, Mine Rindan Ikizler

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

Athanassios Papaioanu and Lisa Thrall, 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(s) 91, as shown on the map entitled Hound's Run, of record in Plat Book 6900, pages 167-171, as amended in Instrument No. 200005260052725, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to TALAT ALP IKIZLER AND WIFE, MINE RINDAN IKIZLER, by deed from CASEY MARTIN COOK AND WIFE, MELISSA ANN GALLOWAY-COOK AND PAUL E. COOK, UNMARRIED, of record in Instrument No. 200005260052725, dated May 23, 2000, said Register's Office.

THIS CONVEYANCE IS MADE SUBJECT TO TAXES FOR THE CURRENT YEAR, ANY AND ALL ZONING REGULATIONS, RESTRICTIONS, SETBACK LINES, EASEMENTS, AND ENCUMBRANCES OF RECORD, IF ANY, AS MAY AFFECT THE PREMISES.

This is improved (__X__) Unimproved (____) property known as **1437 Beddington Park, Nashville, TN 37215**.

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 Grantors do covenant with said Grantees that Grantors are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same in 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 6th day of October, 2017.

Talat Alp Ikizler

Mine Rindan Ikizler

STATE OF TENNESSEE
COUNTY OF Williamson

Before me, the undersigned, a Notary Public of said County and State, personally appeared **Talat Alp Ikizler and Mine Rindan Ikizler**, the bargainor(s) with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she/he/they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this **6th** day of **October, 2017.**

Notary Public

My Commission Expires: 10-3-2020

GREGORY S PERRONI NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY