WARRANTY DEED

Karen Johnson Davidson County
Batch# 193240 DEEDWARR
02/08/2019 09:01:26 AM 2 pgs
Fees: $13.00 Taxes: $2,589.63

20190208-0012067

R-P-18-4628

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $699,900.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF JANUARY, 2019.

Notary Public

MY COMMISSION EXPIRES: 7/6/20

(AFFIX SEAL)

DANA DELWORTH STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 07/06/2020

THIS INSTRUMENT WAS PREPARED BY

Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Kevin Paul King and Johanna Barde King	**Ally Bank**	
(NAME)	(NAME)	
4628 Belmont Park Terrace	**440 South Church Street**	**131-15-0C-002.00-CO**
(ADDRESS)	(ADDRESS)	
Nashville, TN 37215	**Charlotte, NC 28202-2028**	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, **ROBERT A. GOLDSTEIN, UNMARRIED AND LISA ANDREA PALET, UNMARRIED,** hereinafter called the Grantor(s), has/have bargained and sold, and by these presents do/does transfer and convey unto **KEVIN PAUL KING AND JOHANNA BARDE KING, HUSBAND AND WIFE,** hereinafter called the Grantee(s), his/her/its/their heirs, successors and assigns, that certain tract or parcel of land in **DAVIDSON** COUNTY, STATE OF **TENNESSEE**, described as follows, to wit:

Land in the 7th, formerly the 11th Civil District of Davidson County, Tennessee, being known as 4628 Belmont Park Terrace, as identified on the Declaration of Covenants, Conditions and Restrictions for Belmont Park Terrace Townhomes, A Horizontal Property Regime With Private Elements of record in Instrument No. 20050825-0102016, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Robert A. Goldstein and wife, Lisa P. Goldstein by Warranty deed from Judith Taylor Ullrich and Louis D. Ullrich of record in Instrument No. 20060210-0016495 Register's Office for Davidson County, Tennessee, dated January 31, 2006 and recorded on February 10, 2006.

The said Lisa P. Goldstein having since divorced and now being known as Lisa Andrea Palet.

This conveyance is subject to:
- Taxes for the year 2019 and subsequent years.
- Covenants, Conditions and Restrictions of record in Instrument Number 20050825-0102016 and amended in Instrument No. 20051114-0137547, Register's Office for Davidson County, Tennessee.
- Charter of record in Instrument Number 200512300156861 and Instrument No. 201212100113248, in the Register's Office for Davidson County, Tennessee.
- Easement of record in Book 6149, Page 736, in the Register's Office for Davidson County, Tennessee.
- Any and all existing easements and restrictions as shown of record not stated herein

This is **improved** property known as: **4628 Belmont Park Terrace, Nashville, Tennessee 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 GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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 the 30th DAY OF JANUARY, 2019.

Robert A. Goldstein

Lisa Andrea Palet

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, ROBERT A. GOLDSTEIN, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 30th of January, 2019.

Notary Public
My Commission Expires: _____
(SEAL)

RYAN TERRELL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 05-02-2022

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, LISA ANDREA PALET, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 30th of January, 2019.

Notary Public
My Commission Expires: _____
(SEAL)

RYAN TERRELL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 05-02-2022

RETURN TO:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212