Karen Johnson Davidson County
Batch# 792188 DEEDWARR
01/18/2022 11:33:30 AM 3 pgs
Fees: $18.00 Taxes: $925.00
20220118-0006707

WARRANTY DEED

RONETTA SUE LAMBRECHT
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

State of Tennessee
County of ~~Davidson~~ Sumner

The actual consideration or value, whichever is greater, for this transfer is **$250,000.00.**

Affiant

Subscribed and sworn to before me, this the 16th day of December, 2021.

Notary Public

My commission expires: 10/23/2023

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Attorneys Title Company, Inc.
2927 Berry Hill Drive, Nashville, TN 37204-3126

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
Tammy Sue Goldstein and Sierra Bunny Goldstein	NEW OWNER	**128-15-0-B-310.00co**
15655 West 139th Street		
Homer Glen, IL 60491		

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

R. Butler Murrell, an unmarried man

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

Tammy Sue Goldstein, an unmarried woman and Sierra Bunny Goldstein, an unmarried woman, as joint tenants with rights of survivorship

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:

BEING a certain Condominium Apartment in Davidson County, Tennessee, being Unit No. 310 of the First Amendment to the Master Deed for Post House-Bellevue Condominiums, (Annexation of Phase II), a Horizontal Property Regime, created under Title 66, Section 27-101, et seq., as amended, Tennessee Code Annotated, and as established by a Master Deed for Post-House-Bellevue Condominiums, of record in Book 6838, Page 445, as amended in Book 6846, page 811, Book 8626, page 588, and further amended in Instrument No. 20180504-0042730, Register's Office for Davidson County, Tennessee, including without limitation the By-Laws appended thereto, together with the undivided percentage interest in the Common Elements appurtenant to said Unit, as set forth in said Master Deed. Reference is hereby made to the Plan of Phase Two Post-House-Bellevue Condominiums, for placement of Units, as shown on Exhibit "B" to the First Amendment to the Master Deed of record in Book 6846, Page 811, said Register's Office, for a more complete identification and description of such Unit.

Being the same property conveyed to R. Butler Murrell by Deed dated September 18, 2017, from Yvonne Taylor and Latina Davis-Taylor, married to each other, of record in Instrument No. 20170920-0096458, Register's Office for Davidson County, Tennessee.

THE conveyance of the above described parcel of land is subject to the following:

1) **The Plan of record as set out on Exhibit "B" to the First Amendment to the Master Deed in Book 6846, Page 811, said Register's Office, shows an Owner's Certificate, and is subject to all matters as set forth therein.**

2) **Master Deed of Post House-Bellevue Condominiums, of record in Book 6838, page 445, amended in Book 6846, page 811, Book 8626, page 588, and in Instrument No. 20180504-0042730, said Register's Office;**

3) **By-Laws of Post House-Bellevue Condominium Association, Inc., Appended thereto in Book 6838, page 462, said Register's Office;**

4) **Charter of Post House-Bellevue Condominium Association, Inc., of record in Book 6848, page 541, said Register's Office;**

5) **Storm Water Detention Agreement, of record in Book 6534, page 325, said Register's Office; and**

6) **Taxes for the current year which have been prorated between the parties and were paid by the Grantor herein and the herein Grantee(s) assume any subsequent years, not yet due and payable.**

This is improved property known as 310 Post Creek Road, Nashville, TN 37221.

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 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 hand(s) this 14 day of December, 2021.

R. Butler Murrell

R. Butler Murrell

STATE OF ARKANSAS)
COUNTY OF Benton)

Personally appeared before me, a Notary Public of said County and State, **R. Butler Murrell,** the within named seller, 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 at Fayetteville (City), Arkansas, this 14 day of **December, 2021.**

Notary Public

"OFFICIAL SEAL"
KELLEN TAYLOR
BENTON COUNTY
NOTARY PUBLIC - ARKANSAS
My Commission Expires June 1, 2028
Commission No. 12704531

My Commission Expires: 6-1-2028

Certificate of Authenticity

I, **HADLEY ROPER**, do hereby make oath that I am the custodian of the original version of the electronic document tendered for registration herewith and that this electronic document is a true and exact copy of the original document executed and authenticated according to law on Dec. 14, 2021.

Hadley Roper
Affiant Signature

12/14/21
Date

State of Tennessee

County of Sumner

Sworn to and subscribed before me this 12/14/21.

Notary's Signature

RONETTA SUE LAMBRECHT
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

My Commission Expires: **10/23/2023**

Notary's Seal