THIS INSTRUMENT WAS PREPARED BY	STATE OF TENNESSEE COUNTY OF DAVIDSON
Bankers Title & Escrow Corporation 3310 West End Avenue Nashville, TN 37203 P23-6660-WE	THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 1,670,000 00 Affiant SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th DAY OF October 2023 Notary Public MY COMMISSION EXPIRES 1-8-24 (AFFIX SEAL)

Karen Johnson Davidson County
Batch# 1059794 DEEDWARR
10/11/2023 01 04 28 PM 2 pgs
Fees $13 00 Taxes $6,179 00

20231011-0079729

JAMES A. WAECHTER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENNESSEE

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Jeffrey G. Goodwin & Brian J. Link	owners	
2121 Belmont Blvd # 2		104-16-0J-007.00-CO
Nashville, TN 37212		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, I, **Timothy D. Perkins, Trustee of the Timothy D. Perkins Revocable Living Trust, dated April 20, 2021**

HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Jeffrey G. Goodwin and spouse, Brian J. Link**

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 Unit 7 of The Jenkins, a Planned Unit Development as shown on Exhibit "D" in the Declaration of Covenants, Conditions and Restrictions for The Jenkins, a Horizontal Property Regime with Private Elements pursuant to Tennessee Code Annotate Section 66-27-103(b) of record in Instrument Number 20160422-0039512, Register's Office for Davidson County Tennessee, to which reference is hereby made for a more complete and accurate legal description of said unit The easements, restrictive covenants, conditions and regulations imposed upon and relating to the unit, property, co-owners and tenants of The Jenkins, a Horizontal Property Regime contained in said Declaration, the plat filed at Exhibit "D" to said Declaration appearing in Instrument Number 20160422-0039512 and Bylaws appended hereto as Exhibit "B", said Register's Office, are incorporated herein by reference and made a part hereof the same as though copied herein

Being the same property conveyed to Timothy D Perkins, trustee of the Timothy D Perkins Revocable Living Trust, dated April 20, 2021 by Warranty deed from Timothy D Perkins, a married man of record in Instrument No 20210511-0063015 Register's Office for Davidson County, Tennessee, dated April 20, 2021 and recorded on May 11, 2021

Brenna L Perkins, spouse of Timothy D. Perkins, joins in this conveyance for the purpose of conveying any interest she has in the subject property.

THIS CONVEYANCE IS SUBJECT TO· (1) Taxes which have been prorated and assumed by Grantee, (2) All restrictions of record, (3) All easements of record, (4) All visible easements, (5) All matters appearing on the plan of record; (6) All applicable governmental and zoning regulations

This is improved property known as **2121 Belmont Blvd. # 2, 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 GRANTEES, their heirs and assigns forever, and we do covenant with 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 our hands this the 6 day of October 2023

The Timothy D. Perkins Revocable Living Trust, dated April 20, 2021

BY: _____
Timothy D. Perkins, Trustee

Brenna Perkins
Brenna L Perkins

State of Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Timothy D. Perkins,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he is the **Trustee of the Timothy D. Perkins Revocable Living Trust, dated April 20, 2021,** and that he executed the within instrument on behalf of **The Timothy D. Perkins Revocable Living Trust, dated April 20, 2021**, as its Trustee, as the free act and deed of the within named **Timothy D. Perkins Revocable Living Trust, dated April 20, 2021, as such Trustee.**

Witness my hand and official seal this the 6 day of October, 2023

My Commission expires 1-8-24

_____
Notary Public

JAMES A. WAECHTER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENNESSEE

State of Tenessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Brenna L. Perkins,** the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the within named bargainor, and who acknowledged that they executed the within instrument for the purposes therein contained

Witness my hand and official seal this the 6 day of October, 2023

My Commission expires: 1-8-24

_____
Notary Public

JAMES A. WAECHTER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENNESSEE