Return to: First Title and Escrow Company, Inc.
File Number 25286 Box 9B

Davidson County DEEDWARR
Recvd: 04/25/06 14:32 2 pgs
Fees:13.00 Taxes:1712.36
20060425-0047321

WARRANTY DEED

P-KM-06-0717

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $462,800.00

Carol Clawson
Affiant

Subscribed and sworn to before me, this 14th DAY OF April, 2006.

Notary Public

MY COMMISSION EXPIRES: 12/09/07
(AFFIX SEAL)

LAURA PERRY NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TN

THIS INSTRUMENT WAS PREPARED BY
Homeland Title, Inc.
1896 General George Patton Dr., Ste. 200
FRANKLIN, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Kirk Finchem	Flagstar Bank	
717 Cantrell Avenue	(NAME) 5151 Corporate Drive	117.01-53.00
(ADDRESS) Nashville, Tennessee 37215	(ADDRESS) Troy, Michigan 48098	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we CLINT K. KAISER AND WIFE, KAREN S. KAISER, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto KIRK FINCHEM AND HEIDI FINCHEM, MARRIED, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

Land in Davidson County, Tennessee, being the southerly 60 feet of Lot No. 3 and the northerly 25 feet front and 20 feet rear of Lot No. 4 of Block "K" on the plan of W. M. Cantrell's Subdivision, of record in Book 332, Page 85, Register's Office for said County. **

Being the same property conveyed to Clint K. Kaiser and wife, Karen S. Kaiser, by Warranty Deed from James Morris Weaver and wife, Frances Martin Weaver, dated November 12, 2004 as of record in Instrument Number 20041116-0137209, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing easements and restrictions as shown of record.

** Said property fronts 85 feet on the westerly margin of Cantrell Avenue and extends back 221 1/4 feet on the southerly line and 221 1/4 feet on the northerly line to an alley in the rear, measuring 80 feet thereon.

unimproved ( )
This is improved (X) property, known as 717 Cantrell Avenue, Nashville, Tennessee 37215
(House Number) (Street) (P.O. Address) (City or Town) (Postal ZIP)

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 14th day of April, 2006.

Clint K. Kaiser

Karen S. Kaiser

Karen S. Kaiser

STATE OF Tennessee
COUNTY OF Davidson

On this the 14th day of April, 2006, before me personally appeared Clint K. Kaiser and wife, Karen S. Kaiser to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal, this the 14th day of April, 2006.

Notary Public

My Commission Expires: 12/09/07

(SEAL)

LAURA PERRY NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TN

RETURN TO:

1896 General George Patton Drive
Franklin, TN 37067

615-599-9959