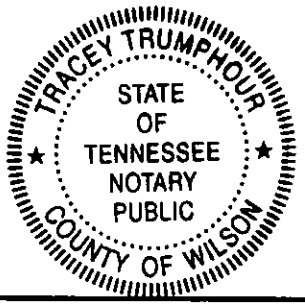
WARRANTY DEED



STATE OF TENNESSEE
COUNTY OF Wilson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $89,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2nd day of September, 2011.

Notary Public

MY COMMISSION EXPIRES: 9.2.2013

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Sidwell, Barrett & Welch, P.C.
Stewart Title Company Tennessee Division, 13026 Lebanon Road, Ste 100, Mt Juliet, TN 37122

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Gary W. Griffin	Wilson Bank & Trust	05213027400
(NAME)	(NAME)	
450 Cherokee Dock Rd	1436 West Main Street	
(ADDRESS)	(ADDRESS)	
Lebanon, TN 37087	Lebanon, TN 37087	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

BILL GARRETT, Davidson County
Trans: T20110055364 DEEDWARR
Recvd: 09/07/11 12:05 2 pgs
Fees: 13.00 Taxes: 329.30
20110907-0069256

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 considerations, the receipt of which is hereby acknowledged, we, **Wayne Fink and wife, Esther Fink**, hereinafter called the GRANTOR(S), have bargained and sold, and by these presents do transfer and convey unto **Gary W. Griffin, married and Wife Teresa Diane Griffin**, hereinafter called the GRANTEE(S), their heirs and/or 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 No. 49 on the plan of Woodale Grove Annex, of record in Plat Book 547, Page 109-110, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description of said lot.

Included but expressly excluded is the following described property found in Deed of record in Book 4002, Page 755, said Register's Office, and described as follows:
Beginning at a point, said point being the northwest corner of Lot No. 46, said point being in the southerly right-of-way line of Miami Avenue; thence easterly along the present southerly right-of- way line of Miami Avenue, 300 feet to a point; said point being the northeast corner of Lot No. 51; thence southerly along the easterly margin of Lot No. 51, 20 feet, more or less to a point in the new proposed southerly right-of-way line of Miami Avenue; thence westerly along the new proposed southerly right-of-way line of Miami Avenue, 300 feet to a point in the westerly line of Lot No. 46; thence northerly along the westerly line of Lot No. 46, 27 feet more or less, to the point of beginning.

Being the same property conveyed to Wayne Fink and wife, Esther Fink by Deed from Precision Homes Inc., dated 10/31/2006 and filed for record on 11/20/2006 in Instrument 200611200143506, Register's Office for Davidson County, Tennessee. Correction Deed in Instrument 200612140153976, said Register's Office.

All matters as set forth per Plat Book 547, Page 109-110, said Register's Office.

Agreement for Dedication of Easement for Sewage Pumps, Service Lines, Ingress/Egress Purposes and Appurtenances of record in Book 10718, Page 590, said Register's Office.

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

This conveyance is further subject to (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (4) building restrictions, and (5) other matters of public record.

unimproved ☐

This is improved ☑ property, known as 2634 Miami Avenue, Nashville, TN 37214
(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/or 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/or 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 2nd day of September, 2011.

Wayne Fink

Esther Fink

State of Tennessee
County of Wilson

Personally appeared before me Wayne Fink and Esther Fink, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the foregoing instrument for purposes therein contained.

WITNESS my hand and seal this 2nd day of September, 2011.

Tracey Trumphour
Notary Public Escrow Officer
My Commission Expires: 9.2.2013

RETURN TO:
Stewart Title Company Tennessee Division
13026 Lebanon Road, Ste 100
Mt Juliet, TN 37122

TRACEY TRUMPHOUR
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILSON