24129-8

Box 14

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $275,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th day of July, 2012.

Notary Public

MY COMMISSION EXPIRES: November 15, 2015

(AFFIX SEAL)

DIANA AUBIN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
Touchstone Title and Escrow, LLC, 6000 Crossroads Blvd., Suite 103, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Dave Alexander Jr.	NYCB Mortgage Co.	10310011600
(NAME)	(NAME)	
802 Neartop Dr.	1801 East 9th St., Ste 200	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37205	Cleveland, OH 44114	
(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, WE, Michael Jason Kinnick and wife, Jessica S. Grigsby, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Dave Alexander, Jr. and wife, Beth Alexander, 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 Lot 23, PLAN OF SECTION 3, BROOKSIDE COURTS ADDITION NO. 4, as shown on plat of record in Plat Book 2083, Page 25, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to Michael Jason Kinnick and Jessica S. Grigsby by Warranty Deed from Stevens Cobbs Armistead, married, recorded on the 29th day of September, 2008 in Instrument No. 20080929-0098455, in the Register's Office of Davidson County, Tennessee.

This conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights for public utilities applicable to this property; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

unimproved ☐

This is improved ☑ property, known as 802 Neartop Dr., Nashville, TN 37205
(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 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.

BILL GARRETT, Davidson County
Trans:T20120056906 DEEDWARR
Recvd: 08/02/12 09:03 2 pgs
Fees:13.00 Taxes:1017.50
20120802-0068257

Witness our hands this 27th day of July, 2012.

Michael Jason Kinnick

Jessica S. Grigsby

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

On this 27th day of July, 2012, before me a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Michael Jason Kinnick and Jessica S. Grigsby**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) to be the person described in and who executed the foregoing instrument, and acknowledged that they executed the same as their free act and deed.

WITNESS my hand and Notary Seal at office the day and year above written.

My Commission Expires:

KIMBERLY HOLLINGSHEAD
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires January 27, 2015

Notary Public,