BILL GARRETT, Davidson County
Trans:T20130020041 DEEDWARR
Recvd: 03/12/13 12:01 3 pgs
Fees:18.00 Taxes:1809.30

20130312-0024510

FROM: Mary Fran Hazinski and husband, Ames Davis
TO: John M. Finke and Cynthia McLean Finke, husband and wife

Address New Owner as follows:	Send Tax Bills to:	Map-Parcel No.
John M. and Cynthia McLean Finke 239 Burlington Pl. Nashville TN 37215	Finworth Mortgage, LLC an InsBank Company 2106 Crestmoor Road Nashville, TN 37215	Map 117-9-C Parcel 38

THIS INSTRUMENT PREPARED BY: Waller Lansden Dortch & Davis, LLP, Stephen C. Baker, Esq., 511 Union Street, Suite 2700, Nashville, Tennessee 37219-1760

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $489,000.00.

Affiant

Subscribed and sworn to before me, this the 11th day of March, 2013.

Notary Public
My Comm. Expires: 08/23/2016

AMANDA VAUGHN
State of Tennessee
Notary Public
DAVIDSON COUNTY

GENERAL WARRANTY DEED

FOR AND IN CONSIDERATION OF the sum of Ten Dollars, cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, Mary Fran Hazinski and husband Ames Davis, ~~a married person,~~ hereinafter called "GRANTORS", have bargained and sold, and by these presents do transfer and convey unto John M. Finke and Cynthia McLean Finke, husband and wife, hereinafter called "GRANTEES", their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Lot No. 38 on the plan of Burlington, of record in Book 5200, pages 403-406, Register's Office for said County, as amended in Book 9053, page 878, said Register's Office.

Said Lot No. 38 fronts 32.66 feet on the northwesterly margin of Burlington Place and extends back 122.29 feet on the northeasterly line and 93.14 feet on the southwesterly line to a broken line in the rear, measuring 136.34 feet thereon.

Being the same property conveyed to Thomas A. Hazinski and wife, Mary Fran Hazinski, by deed from William A. Thorne, unmarried, of record in Book 7329, page 403, said Register's Office, the said Thomas A. Hazinski having since died on January 14, 2006.

The above described property is not the usual place of residence of the Grantor. Subject property is not the principal residence of Grantor, her spouse, or any dependants, as defined by statute.

Said property is transferred subject to the limitations, restrictions, and encumbrances as set forth below:

1. Taxes for the year 2013, which have been prorated.

2. All matters shown on the plan of record in Book 5200, pages 403 through 406, as amended in Book 9053, page 878, said Register's Office.

3. Declaration of Covenants, Conditions and Restrictions for Burlington, of record in Book 5863, page 796, as amended in Book 6046, page 134, said Register's Office.

4. Charter of Burlington Homeowners' Association, Inc., of record in Book 6018, page 349, said Register's Office.

5. Sewer easement of record in Book 3401, page 545, said Register's Office.

6. Easement for Television Cable, of record in Book 7384, page 856, said Register's Office.

This is improved property known as 239 Burlington Place, Nashville, Tennessee 37215.

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 GRANTORS do covenant with the said GRANTEES that they 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 GRANTORS do further covenant and bind themselves, their heirs and assigns, 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 hand this 7th day of March, 2013.

Mary Fran Hazinski

Ames Davis

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 Mary Fran Hazinski and Ames Davis, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and seal, at office in Nashville, Tennessee, this the 7th day of March, 2013.

NOTARY PUBLIC

My Commission Expires: 7/6/15

JEANETTE L. RAMER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.