BILL GARRETT, Davidson County
Trans:T20130057248 DEEDWARR
Recvd: 07/05/13 09:50 2 pgs
Fees:13.00 Taxes:1333.85
20130705-0069542

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $360,500.00

Affiant

ADAM G. LaFEVOR STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2 DAY OF July, 2013.

Notary Public

MY COMMISSION EXPIRES: 10/18/16
(AFFIX SEAL)

File No.: ALW-13-829

THIS INSTRUMENT WAS PREPARED BY
Commerce Title & Escrow, LLC
1812 Broadway
Nashville, TN 37203

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Leann Wineske	PrimeLending, a PlainsCapital Company	102-15-37.00
(NAME)	(NAME)	
829 West Hillwood Drive	18111 Preston Road # 900	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37205	Dallas, TX 75252	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

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, I/WE, **JOHN M. FINKE, A MARRIED MAN**, herein after called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto, **LEANN WINESKE** a single person, 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 Lot No. 187, PLAN OF HORTON HEIGHTS, SECTION B, as shown on plat of record in Plat Book 2133, Page 70, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Said Lot No. 187 fronts 100.6 feet on the southerly side of West Hillwood Drive formerly Hainey Drive, and extends back between lines 452.0 feet on the easterly line and 464.2 feet on the westerly line, to a broken line in the rear where it measures 233.7 feet.

Being the same property conveyed to John M. Finke by Warranty Deed from John W. Kelley and Melissa A. Kelley, recorded on the 1st day of June, 1998 in Deed Book 10954, Page 25, in the Register's Office of Davidson County, Tennessee.

Cindy Finke joins in the execution of this instrument for the purpose of conveying any/all interest she may have in subject property by virtue of her marriage to John M. Finke.

THIS CONVEYANCE IS SUBJECT TO: 1) Current years taxes which have been prorated and assumed by the Grantee(s); 2) All restrictions of record; 3) All easements of record; 4) All visible easements; 5) All matters appearing on the plan and/or plat of record; 6) All applicable government and zoning regulations.

unimproved ☐
This is improved ☒ property, known as 829 West Hillwood Drive, Nashville, TN 37205

(House Number) (Street) (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 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) as dated below.

7/2/13
John M. Finke date

C. Finke 6/21/13
Cindy Finke date

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, John M. Finke, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 2 day of July, 2013.

Notary Public
My Commission Expires: 10/18/16

ADAM G. LaFEVOR
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Cindy Finke, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 21st day of June, 2013.

Notary Public
My Commission Expires: 8/23/2016

MANDA VAUGHN
State of Tennessee Notary Public
DAVIDSON COUNTY