WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20130060509 DEEDWARR
Recvd: 07/16/13 11:59 2 pgs
Fees:13.00 Taxes:661.93
20130716-0073496

GREGORY LEE FAIRBETTER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires SEP 8, 2013

State of Tennessee
County of Davidson

The actual consideration or value, whichever is greater, for this transfer is **$178,900.00.**

Affiant

Subscribed and sworn to before me, this the 28th day of June, 2013.

Notary Public

My commission expires: 9-8-13
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
John T. Cook, P.C.
2927 Berry Hill Drive, Nashville, TN 37204-3126

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
Kim Trinkler	Avenue Bank	**Map 143 02 0C Parcel 006.00CO**
765 Harpeth Trace Dr.	3823 Cleghorn Ave.	
Nashville, TN 37221	Nashville, TN 37215	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

Trist M. Pfister, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Kim Trinkler

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 Unit No. 6 of Building 10, on the Plan of Harpeth Knoll, a Planned Unit Development, of record in Book 5200, page 764, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to Trist M. Pfister, by Deed from Johnny Tidmore, unmarried, dated October 15, 2004, of record in Instrument No. 20041018-0124902, Register's Office for Davidson County, Tennessee.

This conveyance is subject to restrictive covenants of record in Book 6280, Page 478, Register's Office of Davidson County, Tennessee; easements and setback lines as set forth on the above plan of record; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

This is improved (__X__) Unimproved (____) property, known as **765 Harpeth Trace Dr., Nashville, TN 37221**

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 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.

Witness my/our hand(s) this **28th** day of **June, 2013.**

Trist M. Pfister

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, a Notary Public of said County and State, **Trist M. Pfister,** the within named seller, 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 at Nashville, Tennessee, this **28th** day of **June, 2013.**

Notary Public

My Commission Expires: 8-20-14

DANA MEADOWS
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY, TN

NOTARY PUBLIC
Dana Meadows
My Commission Expires
August 20, 2013
STATE OF TENNESSEE