File Box 8

WARRANTY DEED

DIANE K. MANN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 01-24-2017

State of Tennessee
County of Davidson

The actual consideration or value, whichever is greater, for this transfer is **$221,000.00.**

Rachel Farmer
Affiant

Subscribed and sworn to before me, this the 5th day of August, 2013.

Diane K. Mann
Notary Public

My commission expires: _____
(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
John P. Wilson	Farmington Financial	Map 072-08-0 Parcel 227-00
2224 Ravenwood Drive	2002 Richard Jones Rd. Ste 300A	
Nashville, TN 37216	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,

Doug Wirth and spouse, Summer Wirth

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

John P. Wilson

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, Parcel No. 160, Dalewood, Section III, as shown on Plat of record in Plat Book 1835, Page 20, 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 Doug Wirth and spouse, Summer Wirth, by Deed from Lisa Smith and Debbie Graham, both unmarried, of record in Instrument No. 20090608-0052941, Register's Office for Davidson County, Tennessee.

THIS instrument is being executed on behalf of Doug Wirth and Summer Wirth, pursuant to a Power of Attorney executed by same on the - day of -, 2013, of record in Instrument No. 20130807-0082938, Register's Office for Davidson County, Tennessee.

THE conveyance of the above described parcel of land is subject to the following:

1) All matters shown on the Plan of record in Book 1835, Page 20, Register's Office for Davidson County, Tennessee;

3) Taxes for the current year which have been prorated and assumed by the Grantee herein and subsequent years, not yet due and payable.

This is improved (__X__) Unimproved (____) property, known as **2224 Ravenwood Drive, Nashville, TN 37216**

BILL GARRETT, Davidson County
Trans:T20130067860 DEEDWARR
Recvd: 08/07/13 14:29 2 pgs
Fees:13.00 Taxes:817.70

20130807-0082939

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 5 day of **August, 2013.**

Doug Wirth by Houston Howell, attorney-i-fact
Doug Wirth by Houston Howell, Attorney-in-Fact

Summer Wirth by Houston Howell, attorney-i-fact
Summer Wirth by Houston Howell, Attorney-in-Fact

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 5 day of **August, 2013,** before me personally appeared, the undersigned, a Notary Public in and for the State and County aforesaid, the within named **Houston Howell**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the Attorney-in-Fact for **Doug Wirth and Summer Wirth** and that he as such Attorney-in-Fact executed the foregoing instrument on behalf of and as the personal act and deed of the said **Doug Wirth and Summer Wirth**, for the purpose therein contained, by signing the names of **Doug Wirth and Summer Wirth,** by himself as Attorney-in-Fact.

Witness my hand and official seal at Nashville, Tennessee, this 5 day of **August, 2013.**

Notary Public

JOHN T. COOK
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

My Commission Expires: 2/13/17