BILL GARRETT, Davidson County
Trans:T20140030329 DEEDWARR
Recvd: 05/02/14 13:11 3 pgs
Fees:18.00 Taxes:2127.50

20140502-0037458

THIS INSTRUMENT PREPARED BY: M. TAYLOR HARRIS, JR. **GULLETT, SANFORD, ROBINSON & MARTIN, PLLC** 150 Third Avenue South Suite 1700 Nashville, Tennessee 37201 (615) 244-4994	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration or value, whichever is greater, for this transfer is $575,000.00 Jonathan W Finch Affiant Subscribed and sworn to before me, this 29 day of April, 2014 Notary Public My Commission Expires: 10-28-2015

LARRY D. CRAIG NOTARY PUBLIC AT LARGE HEATHAM COUNTY, TENN.

Address New Owner As Follows:	Send Tax Bills To:	Map-Parcel Number:
Jonathan W. Finch and wife, Heather Finch 912 Harpeth Valley Place Nashville, TN 37221	Same as New Owner SAME	142-00-0-262.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **JAGRAND, INC.,** a Tennessee corporation, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and

convey unto **JONATHAN W. FINCH and wife HEATHER FINCH,** hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 3E of Bellevue Center, Section 6, of record in Book 6250, page 9, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Jagrand, Inc., by deed dated Juy 14, 1989, from Bellevue Ridge, J.V., a Tennessee joint venture, of record in Book 7889, page 565, Register's Office for Davison County, Tennessee.

A new legal description was not prepared for this transaction. The legal description is the same as the previous instrument of record.

This conveyance is made subject to:

1. taxes, a lien not yet due and payable, which have been prorated and assumed by Grantee. By acceptance of delivery of this instrument, Grantee assumes and agrees to pay such taxes as and when such become payable and to indemnify and hold harmless Grantors from liability and loss therefrom.

2. Matters shown on the Plan of record in Book 6250, page 9, Register's Office for Davidson County, Tennessee.

3. Restrictive covenants contained in instrument of record in Book 5205, page 123, Register's Office for Davidson County, Tennessee.

This is improved property known as: 131 Belle Forest Circle, Nashville, TN 37211.

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 Grantor covenants with the said Grantees that it is 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 further covenant and bind itself, its successors 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 person whomsoever.

WITNESS my hand this 29th day of ~~May~~ April, 2014.

JAGRAND, INC., a Tennessee corporation

By: Carol J. Monger
Carol J. Monger, Secretary/Treasurer

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Carol J. Monger**, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the **Secretary/Treasurer**, of the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

WITNESS my hand, at office, this 29th day of April, 2014.

Notary Public

My Commission Expires: 10-28-2015

LARRY D. CRAIG
NOTARY PUBLIC AT LARGE
CHEATHAM COUNTY, TENN.

559630.1/200736