This instrument prepared by:
Please record and return to:
Freedom Title Services
116 Center Court
Clarksville, TN 37040

Prepared by:
Tennessee Title & Escrow Affiliates, LLC
7105 Crossroads Blvd., Suite 101
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $185,000.00

JONATHAN TRISTON JACOBS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON CO.

Affiant

Subscribed and sworn to before me, this 23rd day of May, 2014.

Notary Public
My commission expires: 3-8-16

Address of New Owner:	Send Tax Bills to:	Tax Information
Jiranya Feinberg 299 Draper Circle Goodlettsville, TN 37072	New Owner	02516008000

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, **James A. Fineman, unmarried,** hereinafter referred to as Grantor(s), have bargained and sold, and do hereby transfer and convey to **Jiranya Feinberg and Bert Feinberg, wife and husband,** hereinafter called the Grantee(s), their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being the rear 160 feet of Lot No. 52, on the Plan of Goodlettsville Heights, Section IV, as shown on plat of record in Plat Book 2133, Page 43 and 44 and Book 4595, Page 158 in the Register's Office for Davidson County, Tennessee, and being more particularly described as follows: Said rear portion of Lot No. 52 fronts 160 feet on the Southwesterly margin of Draper Circle and runs back between lines 105 feet on the Southeasterly line and 114.8 feet on the Northwesterly line to a dead line in the rear on Lot No. 51, upon which it measures 160.5 feet thereon.

Tract II

A strip of land approximately 13 feet in width and 160.5 feet in length being a part of the Northeasterly Section of Lot 51 on the original plan of Goodlettsville Heights Subdivision, Section IV, of record in Plat Book 2133, Page 43, Register's Office for Davidson County, Tennessee, and more specifically described according to a survey dated May 1, 1979, by Donald R. Carver, Surveyor, No. 271, as follows:

Beginning at a point being the northeasterly corner of Lot 51 and the Southeasterly corner of Lot 52-B; thence South 44 West 13 feet to a point; thence North 48 deg. 30 West, 160.5 feet to a point; thence North 44 deg. East 13 feet to a point, a common corner with Lots 52-A and 52B; thence folllowing the common line between Lot 52-B and 51, South 48 deg. 30 East 160.5 feet to the point of beginning.

Being the same property conveyed to James A. Fineman by Warranty Deed from Kambria T. Schumacher, unmarried, recorded on January 8, 2014 in Instrument Number 20140108-0002053, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Secretary, Department of Housing & Urban Development of Washington, D.C., by Substitute Trustee's Deed from MCC TN, LLC as Substitute Trustee, dated January 14, 2013 and recorded on June 10, 2013 in Instrument Number 20130610-0058535, said Register's Office for said County.

BILL GARRETT, Davidson County
Trans:T20140038326 DEEDWARR
Recvd: 06/02/14 13:44 2 pgs
Fees:13.00 Taxes:684.50
20140602-0047292

This conveyance is made subject to the following: (1) Restrictive Covenants of record in Book 2147, Page 53, Register's Office for Davidson County, Tennessee; (2) Subject to all matters appearing of record in Plat Map Book 4593, Page 158, Register's Office for said County.

This property is improved property known as **299 Draper Circle, Goodlettsville, TN 37072**

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee(s), their heirs and assigns, forever. Grantors covenant with Grantee(s) that Grantor(s) are lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor(s) do further covenant and bind themselves, their heirs, assigns and representatives, to warrant and forever defend the title to said land to 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 hand this the 23rd day of May, 2014.

James A. Fineman

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

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

Witness my hand and official seal at this 23rd day of May, 2014.

Notary Public

My Commission expires:

JONATHAN TRISTON JACOBS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON CO.

FILE NO: 2014043048