BILL GARRETT, Davidson County
Trans:T20170006057 DEEDWARR
Recvd: 01/23/17 08:58 2 pgs
Fees:13.00 Taxes:1776.00
20170123-0006825

(Notary Stamp)

STATE OF TENNESSEE
COUNTY OF Williamson

The actual consideration or value, whichever is greater, for this transfer is $480,000.00.

Affiant

Subscribed and sworn to before me, this 18th day of January, 2017.

Notary Public

My commission expires: 2-25-19

JAMES C SMITH
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

THIS INSTRUMENT PREPARED BY:
Keith H. Solomon, Attorney
SolomonParks Title & Escrow, LLC
8119 Isabella Lane, Suite 104, Brentwood, TN 37027

WARRANTY DEED

Address of New Owner	Send Tax Bills To	Map-Parcel Number
Christine Lovly	First Tennessee Bank	103-05-0-012.00
5724 Knob Road	300 Court Ave 3rd Fl	
Nashville, TN 37209	Memphis, Tennessee 38103	

FOR AND IN CONSIDERATION of the sum of Ten dollars ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, I,

Jeremy R. Finley and wife, and Rebecca H. Finley

(hereinafter called the "Grantor"), have bargained and sold, and by these presents do transfer and convey unto

Christine Lovly

(hereinafter called the "Grantee"), his heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 64 on the Plan of Hillwood Park of record in Plat Book 3300, Pages 27 and 28, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Said Lot No. 64 fronts 171.11 feet on the northerly side of Knob Road, and extends back 334.6 feet on the westerly line and 321.1 feet on the easterly line, to a line in the rear, measuring 90.1 feet thereon.

Being the same property conveyed to Jeremy R. Finley and wife, Rebecca H. Finley by Warranty Deed from Nancy Salmon Williams, Susan Salmon Trotman, Robert Thaddeus Salmon, individually and Nancy Salmon Williams, Susan Salmon Trotman and Robert Thaddeus Salmon, as Co-Trustees of the William Bryant Salmon Trust created under the Last Will and Testament of

William D. Salmon, Jr., each as to undivided 1/4 interest, of record as Instrument No. 20100409-0026842 Register's Office for Davidson County, Tennessee.

This is improved property known as 5724 Knob Road, Nashville, TN 37209.

TO HAVE AND TO HOLD the said tract of parcel of land, together with any and all appurtenances, estate, title and interest thereto belonging to the said Grantee, his heirs and assigns, forever.

GRANTOR COVENANTS with the said Grantee that he is lawfully seized and possessed of said land in fee simple, has a good right to convey it and the same is unencumbered, except as follows:

1. Real estate taxes for the current year, which have been prorated between the parties herein and assumed by the Grantee.

2. Matters, if any, shown on the Plan of Hillwood Park as of record in Book 3300, Pages 27 and 28 in the Register's Office for Davidson County, Tennessee.

3. Covenants, conditions, restrictions, reservations and easements, if any, contained in former instruments of record pertaining to subject property.

GRANTOR FURTHER COVENANTS and binds himself, his heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, his 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.

IN WITNESS WHEREOF the Grantor has hereunto executed this instrument on this the 13th day of January, 2017.

Jeremy R. Finley

Rebecca H. Finley

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public, in and for said County and State, the within named, Jeremy R. Finley and Rebecca H. Finley, the bargainors, 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, and who swore to the statements made above and subscribed their names above.

Witness my hand and official seal this 13th day of January, 2017.

Notary Public
My Commission Expires: 8.21.17



SolomonParks File No. 316416

SP 11/2015