Bill Garrett Davidson County
Batch# 4197 DEEDWARR
09/25/2017 03:04:26 PM 2 pgs
Fees: $13.00 Taxes: $758.50

20170925-0098067

WARRANTY DEED

CARMEN COATS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires January 9, 2018

G-BR-17-4425

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $205,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22nd DAY OF SEPTEMBER, 2017.

Carmen Coats
Notary Public

MY COMMISSION EXPIRES: _____
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Carly Davis	FINWORTH MORTGAGE LLC	
(NAME)	(NAME)	**103-08-0A-051.00-CO**
4425 Westlawn Dr #C203	2106 CREST MOOR ROAD	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37209	NASHVILLE, TN 37215	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, **MICHAEL E. WISEMAN AND WIFE, BETHANY LOWE WISEMAN,** hereinafter called the Grantor(s), has/have bargained and sold, and by these presents do/does transfer and convey unto **CARLY A. DAVIS, A SINGLE PERSON,** hereinafter called the Grantee(s), his/her/its/their heirs, successors and assigns, that certain tract or parcel of land in **DAVIDSON** COUNTY, STATE OF **TENNESSEE**, described as follows, to wit:

Land in Davidson County, Tennessee, being Unit C-203 as shown on the Plat of Westlawn Green, a condominium of record in Plat Book 5200, page(s) 20 through 24, Inclusive, as established under Master Deed of record in Book 5238, Page 863, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Michael E. Wiseman and wife Bethany Lowe Wiseman by Quitclaim deed from Edward H. Wiseman and wife, Linda H. Wiseman and Michael Wiseman, joint tenants with the right of survivorship of record in Instrument No. 20090202-0008836 Register's Office for Davidson County, Tennessee, dated January 5, 2009 and recorded on February 02, 2009.

This conveyance is subject to:
- Taxes for the year 2017 and subsequent years, a lien not yet due and payable.
- Subject to all matters shown on the Plan of record in Plat Book 5200, Page (s) 20 through 24, inclusive, Register's Office for Davidson County, Tennessee.
- All conditions, covenants, restrictions, options, burdens, assessments and other undertakings contained in the Master Deed establishing a Horizontal Property Regime of Westlawn Green of record in Book 5238, Page 863, as amended in Book 5266, Page 22, Register's Office for Davidson County, Tennessee.
- By-Laws of record in Book 5238, Page 872, as amended in Book 6748, Page 423, in the Register's Office for Davidson County, Tennessee.
- Charter of Westlawn Green Homeowner's Association, Inc. of record in Book 5234, Page 719, in the Register's Office for Davidson County, Tennessee.
- Easement of record in Book 5238, Page 134, in the Register's Office for Davidson County, Tennessee.
- Any and all existing easements and restrictions as shown of record not stated herein

This is **improved** property known as: **4425 Westlawn Dr #C203, Nashville, Tennessee 37209**.

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; and we do covenant with the said GRANTEE(S) 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 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/our hand(s) this the 22nd DAY OF SEPTEMBER, 2017.

Michael E. Wiseman by Bethany Lowe Wiseman, Attorney in Fact

Michael E. Wiseman by Bethany Lowe Wiseman, Attorney in Fact

Bethany Lowe Wiseman

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Bethany Lowe Wiseman, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of MICHAEL E. WISEMAN, and who acknowledged he/she/they executed the same as the free act and deed of the said MICHAEL E. WISEMAN.

Witness my hand and official seal, this the 22nd of September, 2017.

Notary Public
My Commission Expires: 8/20/2019
(SEAL)

WILLIAM E. GRONES STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 08-20-2019

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, BETHANY LOWE WISEMAN, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 22nd of September, 2017.

Notary Public
My Commission Expires: 8/20/2019
(SEAL)

WILLIAM E. GRONES STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 08-20-2019

RETURN TO:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212