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THIS INSTRUMENT WAS PREPARED BY	STATE OF TENNESSEE COUNTY OF DAVIDSON
Bankers Title & Escrow Corp. 3310 West End Ave., Ste. 540 Nashville, TN 37203 P1[illegible] Karen Johnson Davidson County Batch# 316429 DEEDWARR 11/15/2019 01:54:09 PM 2 pgs Fees: $13.00 Taxes: $1,331.63 20191115-0118165	THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 359,900.00. Affiant SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12th DAY OF NOVEMBER, 2019. Notary Public MY COMMISSION EXPIRES: 3/8/22 (AFFIX SEAL) POSTON-WILLIAMSON STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Taylor Elizabeth Kosek and Andrew James Kosek	Keller Mortgage, LLC dba Kellermtg	MAP 114-07-0B
1104 Wildwind Court	4725 Lakehurst Ct Suite 400	PARCEL 10300CO
Nashville, TN 37209	Dublin OH 43016	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS. THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, **Kimsey Sloane Cavitt Logue and Charles David Logue, Jr., wife and husband**

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Taylor Elizabeth Kosek and Andrew James Kosek , wife and usband**

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, being Lot No. 91 on the Plan of Section Four, Westchase of record in Plat at Instrument No. 20040204-0013784, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Kimsey Sloane Cavitt and Charles David Logue, Jr. by Warranty deed from Gustavo Mora and wife, Cecilia Mora of record in Instrument No. 20110601-0041673 Register's Office for Davidson County, Tennessee, dated May 31, 2011 and recorded on June 01, 2011. Kimsey Sloane Cavitt is now known as Kimsey Sloan Cavitt Logue.

THIS CONVEYANCE IS SUBJECT TO: (1) Taxes for the year 2020, and subsequent years; (2) all matters on the Plan of PUD Boundary, Westchase of record in Book 9700, Page 521; (3) all matters on the Plan of Section Four, Westchase, of record as Instrument Number 20040204-0013784; (4) Declaration of Covenants, Covenants, Conditions, and Restrictions for Westchase (Fee-Simple Residential Lot Development) of record as Instrument Number 20021126-0146387; (5) 100' - TVA easement of record in Book 751, Page 374, Book 787, Page 13, and Book 787, Page 14 and as shown on survey of H & H Land Surveying, Inc., dated July 24, 1997, last revised May 7, 1998; (6) Agreement for Dedication of Easements for Sanitary Sewer of record in Book 5222, Page 720, Registers Office for Davidson County, Tennessee, as shown on the survey of H & H Land Surveying, Inc., dated July 24, 1997, last revised May 7, 1998; (7) Agreement for Dedication of Easement for Public Utilities of record in Book 8626, Page 852, Registers Office for Davidson County, Tennessee, as shown on the survey of H & H Land Surveying, Inc., dated July 24, 1997, last revised May 7, 1998; (8) Rights of ingress and egress to and from a family cemetery as set forth in Section 3 of the Agreement of record in Deed Book 2484 at Page 315, Registers Office for Davidson County, Tennessee. The location of the cemetery is set forth on the survey by H & H Land Surveying, Inc., dated July 24, 1997, last revised May 7, 1998; (9) Agreement for Dedication of Sewer Line Easement of record as Instrument Number 20021028-0131574; (10) Agreement for Dedication of Public Utilities Easement of record as Instrument Number 20021104-0134795; (11) Agreement for out conveyance to Karl F. Haury, Jr., of record in Instrument Number 20021028-0131572; (12) Agreement for Dedication of Public Utilities Easement of record in Instrument Number 20050509-0052106; (13) Conveyance of common areas to Westchase Property Owner's Association, Inc., of record in Instrument Number 20060921-0117333; (14) Grant of Easement to Comcast of Nashville I, LLC, of record in Instrument Number 20100219-0012994; (15) Rules and Regulations of record in Instrument Number 20151210-0124243 and Instrument No. 20160308-0021966; (16) Subject to rights of others in and to the common areas and/or elements; (17) All visible easements; (18 All applicable governmental and zoning regulations.

This is IMPROVED property known as **1104 Wildwind Court; Nashville, TN 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 GRANTEES, their heirs and assigns forever; and we do covenant with 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 our hand this the 12th day of November, 2019.

Kimsey Sloane Cavitt Logue

Kimsey Sloane Cavitt Logue

Charles David Logue, Jr.

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 **Kimsey Sloane Cavitt Logue** the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the within named bargainor, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal this the 12th day of November, 2019.

My Commission expires: 1-6-20

Notary Public

JAMES A. WAECHTER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENNESSEE

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 **Charles David Logue, Jr.** the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the within named bargainor, and who acknowledged that he executed the within instrument of the purposes therein contained.

Witness my hand and official seal this the 12th day of November, 2019.

My Commission expires: 1-6-20

Notary Public

JAMES A. WAECHTER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENNESSEE