WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $342,500.00.

Casey Black
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11TH DAY OF APRIL, 2005.

Lori Buie
Notary Public

MY COMMISSION EXPIRES: (AFFIX SEAL)

Davidson County DEEDWARR
Recvd: 04/18/05 09:09 2 pgs
Fees:13.00 Taxes:1267.25
20050418-0042541

LORI BUIE NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENNESSEE MY COMMISSION EXPIRES JUNE 25, 2007

THIS INSTRUMENT WAS PREPARED BY
Premier Escrow, LLC, 4301 Hillsboro Road, Suite 300, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Susan DePue	Susan DePue	Map 172-09-A
(NAME)	(NAME)	
909 South Wickshire Way	909 So. Wickshire Way	Parcel 132
(ADDRESS)	(ADDRESS)	
Brentwood, TN 37027	Brentwood, TN 37027	
(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, **DOUGLAS H. GAITHER AND JUDY G. JACKSON AS TRUSTEES OF THE JACKSON GAITHER TRUST**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **SUSAN DEPUE,** 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. 132 on the Plan of Banbury Crossing, Section 3, of record in Plat Book 9700, pages 665-666, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description thereof,.

Being the same property conveyed to Douglas H. Gaither and Judy G. Jackson, as Trustees of The Jackson Gaither Trust from Douglas Gaither and wife, Judy G. Jackson, of record in Instrument #20021231-0162479, said Register's Office.

This conveyance is subject to (a) 2005 real property taxes which have been prorated and assumed by the grantee(s); (b) all matters appearing on the plan of record in Book 9700, pages 665-666, said Register's Office; (c) restrictive covenants of record in Book 4148, page 261, Book 4693, page 961, Book 10369, page 48, Book 10962, page 516, Book 10970, page 943, Book 11218, page 180, Instrument #20010523-0053234 and Instrument #20030728-0105031, said Register's Office; and (d) Bylaws of record in Instrument #20020610-0070239, said Register's office.

unimproved ☐

This is improved ☒ property, known as 909 South Wickshire Way, Brentwood, TN 37027
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 my hand this 11th day of April, 2005.

The Jackson Gaither Trust

By: _____
Douglas H. Gaither, Trustee

STATE OF TENNESSEE
COUNTY OF DAVIDSON`

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Douglas H. Gaither, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is a Trustee of The Jackson Gaither Trust, and who further acknowledged that he is authorized by said Trust Agreement to execute the within instrument as a Trustee of said trust.

Witness my hand and official seal at Nashville, Tennessee this 11th day of April, 2005.

Commission expires: 11/24/07

_____
Notary Public

KEVIN D. MONTGOMERY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE