WARRANTY DEED

13.00
221.63

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $59,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25TH DAY OF JULY, 2005.

Notary Public

MY COMMISSION EXPIRES: March 15, 2008.
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Lighthouse Title and Escrow, LLC, 301 S Perimeter Park, Suite 212, Nashville, TN 37211

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Elvis Smith	Elvis Smith	49-00-0/160.00
(NAME)	(NAME)	
536 Green Lane	536 Green Lane	
(ADDRESS)	(ADDRESS)	
Whites Creek, Tennessee 37189	Whites Creek, TN 37189	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

Davidson County DEEDWARR
Recvd: 08/17/05 11:18 2 pgs
Fees:13.00 Taxes:221.63
20050817-0097608

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, **Joshua David Gabrielli and Thomas Gabrielli, Guardian of Ashley Nicole Gabrielli**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Elvis Smith**, and Kimberly Smith 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. 10 on the map of a subdivision of a part of Tract of 196.6 acres, conveyed to J.A. Williams, Jr. and described according to a survey made by Z.J. Wilkerson, Surveyor, dated March 7th, 1942 as follows:

Beginning at a point in the centerline of Green lane at the common corner of Lots 9and 10, 1615 feet east of the centerline of Whites Creek Pike; thence North 1 degree 45 minutes East 600 feet to a point; thence easterly 100 feet to a point; thence southerly 600 feet to a point in the centerline of Green Lane; thence with the center of same, westerly 100 feet to the beginning.

Being the same property conveyed to Michael Gabrielli by deed from Cathy Michelle Gabrielli dated October 14th, 1993 and filed for record in Instrument No. 20010424-0040761 Register's Office of Davidson County, Tennessee. The said Michael Gabrielli having died July 17, 2004 , the property is vested to Joshua David Gabrielli and Ashley Nicole Gabrielli, the heirs of Michael Gabrielli as evidenced in the affidavit of heiship of record as Instrument No. 20050817.0097607 in the Register's Office for Davidson County, Tennessee.

The said Thomas Gabrielli is signing on behalf of Ashley Nicole Gabrielli by Order Granting Appointment of Guardians as evidenced tin the Probate Court for Nashville, Tennessee as Case No. 05P-922.

Subject to any and all matters appearing on the plan of record in the Register's Office of Davidson County, Tennessee.

Subject to any and all existing easements and restrictions of record in the Register's Office for Davidson County, Tennessee.

The 2005 County Taxes have been prorated and assumed by the Grantees.

unimproved ☐

This is improved ☒ property, known as 536 Green Lane, Whites Creek, TN 37189
(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 our hands this 25th day of July, 2005.

Joshua David Gabrielli
Joshua Gabrielli

Ashley Nicole Gabrielli (by Thomas Gabrielli)
Ashley Nicole Gabrielli, by Thomas Gabrielli, guardian (Guardian)

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 Joshua David Gabrielli the bargainor (s), 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.

Witness my hand and official seal at Nashville, Tennessee this 25th day of July, 2005.

Commission expires: March 15, 2008

Judith Jacobs Notary Public

STATE OF TENNESSEE

COUNTY OF DAVIDSON

On this the 25 day of July, 2005, before me personally appeared Thomas Gabrielli, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of Ashley Nicole Gabrielli, and who acknowledged that he executed the same as the free act and deed of the said Ashley Nicole Gabrielli by virtue of that Order Granting Appointment of Guardian, duly executed by the said Randy Kennedy, Judge of the Seventh Circuit Court for Davidson County ,Tennessee, Probate Division at Nashville and entered for record on June 29, 2005 as Case No. 05P-922 in the Probate Court for Davidson County, Tennessee.

Witness my hand and official seal at Nashville, Tennessee this 25th day of July, 2005.

Commission expires: March 15, 2008

Judith Jacobs Notary Public