File No. 260700435

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $100,000.00

Gerald C. Gibbs
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14TH DAY OF JULY, 2006.

Notary Public

MY COMMISSION EXPIRES: 07/21/07

Davidson County DEEDWARR
Recvd: 07/19/06 10:33 2 pgs
Fees:13.00 Taxes:370.00
20060719-0086964

WILLIAM D. CASTLEMAN JR. NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Jerry Kennon, Attorney
Castleman Title
110 Glancy Street, Suite 112
Goodlettsville, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Gerald C. Gibbs	Gerald C. Gibbs	053-12-0-170.00
(NAME) 3036 Lakeshore Drive	(NAME) 405 Byrd st.	
(ADDRESS) Old Hickory, TN 37138	(ADDRESS) old Hickory TN 37138	
(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 CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I, **William Hall**, HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Gerald C. Gibbs and Connie W. Gibbs**, HEREINAFTER CALLED THE GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN **DAVIDSON** COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

BEING part of Lot No. 6 on the Plan of the Life & Casualty Insurance Company's Subdivision of the Dobbs & Elliott Property, Section No. 2, as of record in Book 843, Page 56, Register's Office for said County, described as follows:

BEGINNING at a point in the center line of Pitts Avenue, 150 feet northwest of the common corner of Lots 6 and 7 of said Section No. 2; thence southwesterly 372.5 feet to a point; thence northwesterly at right angle 75 feet to a point; thence northeasterly parallel to the first line 360 feet, more or less, to a point in the center line of Pitts Avenue; thence with the center line of the same, southeasterly 75 feet, more or less, to the point of beginning.

Being the same property conveyed to William A. Hall by deed from Odell Kelley, Bernest Kelley, Beverly Smith a/k/a Beverly Smith Kelley, Melinda Trawick, Randall Kelley and Alvin Payne, being all of the heirs and beneficiaries of the Estate of Aubrey Cassetty, deceased, of record in Book 9482, Page 424, Register's Office for Davidson County, Tennessee.

THE GRANTOR HEREBY MAKES OATH THAT THE DESCRIBED PROPERTY HAS NEVER BEEN THE DOMICLE OF WILLIAM HALL.

This conveyance is further subject to (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (4) building restrictions, and (5) other matters of public record.

unimproved ☒

This is improved ☒ property, known as 3036 Lakeshore Drive, Old Hickory, TN 37138
(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 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 hands this 14th day of July, 2006.

William Hall

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 WILLIAM HALL, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledge that HE executed the within instrument for the purposes therein contained.

Witness my hand at Goodlettsville, Tennessee, this 14th day of July, 2006.

Commission expires: 07/21/07

WILLIAM D. CASTLEMAN JR. STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Notary Public

File Number: 260700435

RETURN TO:

Castleman Title
110 Glancy Street, Suite 112
Goodlettsville, TN 37072