WARRANTY DEED

Davidson County DEEDWARR
Recvd: 07/27/07 13:30 2 pgs
Fees:13.00 Taxes:925.00
20070727-0089544

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $250,000.00

Nancy Brown
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19TH DAY OF JULY, 2007.

David C. Kremer Jr.
Notary Public

MY COMMISSION EXPIRES: ~~July 21, 2007~~ July 5, 2011
(AFFIX SEAL)

DAVID C. KREMER JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY & RETURN TO
Corridor Title & Escrow, LLC
2612 N. Mt. Juliet Road
Mt. Juliet, Tennessee 37122

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Nancy Brown	Same as New Owner	85-4/4.00
(NAME)	(NAME)	
2031 Eversong Lane	Same as New Owner	
(ADDRESS)	(ADDRESS)	
Hermitage, TN 37076	Same as New Owner	
(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, **Bruce R. Gill and wife, Susan F. Gill trustees U/A/D of the Gill Joint Revocable Living Trust Agreement and any Successors in Trust and any amendments thereto**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Nancy Brown unmarried, G. Phil Howard married, Sharon Howard married As Joint Tenants with Full Right of Survivorship**, 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:

SEE ATTACHED EXHIBIT A

unimproved ☐
This is improved ☒ property, known as 2031 Eversong Lane, Hermitage, TN 37076
(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 19th day of July 2007.

Bruce R. Gill

Susan F. Gill

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public of said County and State, Bruce R. Gill and wife Susan F. Gill Trustees U/A/D July 29, 1997 of the Gill Joint Revocable Living Trust Agreement and any Successors in Trust and any amendments thereto , 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/they executed the foregoing instrument for the purposes therein contained as his/her/their free act and deed.

Witness my hand and official seal at Wilson County, Tennessee this 19th day of July 2007

Commission expires: ~~July 21, 2007~~ July 05, 2011

DAVID C. KREMER JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

David C. Kremer Jr. Notary Public

EXHIBIT A

Lot 39, Section One, Stones River Estates Subdivision, as shown on plat of record in Plat Book 2900, Page 139, in the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said lot.

This being the same property conveyed to Bruce R. Gill and wife, Susan F. Gill trustees U/A/D July 29, 1997 of the Gill Joint Revocable Living Trust Agreement by Bruce R. Gill and wife, Susan F. Gill Individually QUITCLAIM Deed dated 07/29/1997, filed of record on 08/26/1997 in Book 10581, Page 587 in the aforesaid Register's Office. PROVIDED FOR INFORMATIONAL PURPOSES ONLY.