PREPARED BY (AND RETURN TO):
WILKINS & IVEY
Attorneys-at-Law
Woodmont Centre, Suite 100
104 Woodmont Boulevard
Nashville, Tennessee 37205
Ph. (615) 298-3312 - Fax. 292-8746
E-mail: *main@wilkinsandivey.com*
W & I Ref: (cwi)

Davidson County DEEDWARR
Recvd: 09/17/08 14:54 2 pgs
Fees:12.00 Taxes:0.00
20080917-0095146

PREPARED FROM UNVERIFIED INFORMATION FURNISHED BY THE PARTIES
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	**RESPONSIBLE FOR TAX PAYMENT:**
Michael E. Gilbert 4048 Moss Road Antioch, TN 37013	No change in current tax bill recipient SAME

TAX MAP-PARCEL NUMBERS: 44-15-261

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good or valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Elgayn Wells, unmarried,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Michael E. Gilbert,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Situated in Davidson County, Tennessee, being Lot No. 69 of Section "D" on the Plan of E. I. DuPont de Nemours and Company's Subdivision (Village of Old Hickory), as of record in Book 1424, page 65, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description of said lot.

Being the same property conveyed to Michael E. Gilbert and wife, Elgayn Gilbert by deed from Scott J. Johnson and wife, Diana Johnson and Alan L. First and wife, Linda L. First, of record as Instrument Number 20011211-0136743, Register's Office for Davidson County, Tennessee. The said Michael E. Gilbert and Elgayn Gilbert have since divorced by Final Decree of the Fourth Circuit Court for Davidson, County, Tennessee at Nashville, Docket No. 03D-1362. Elgayn Gilbert is one and the same person as and is now known as Elgayn Wells.

This conveyance is subject to real property taxes for 2008 and subsequent years and easements of record in Book 626, page 556 and in Book 662, page 743, Register's Office for Davidson County, Tennessee and deeds of trust of record as Instrument No. 200112110136744 and Instrument No. 200112110136745, said Register's Office.

Description Reference: This description is the same as that used in Grantor's vesting deed.

This is improved property, known as: 1004 & 1006 Elliston Avenue, Old Hickory, TN 37138

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, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF on September 16, 2008.

Elgayn D. Wells

Elgayn Wells

State of Tennessee
County of Davidson

On September 16, 2008, before me the undersigned authority, personally appeared **Elgayn Wells**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

Notary Public

My Commission Expires: 1/23/2010

GREGORY POLZIN
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

State of Tennessee
County of Davidson

AFFIDAVIT

This conveyance is executed pursuant to a property settlement in the dissolution of a marriage, and is exempt from the transfer tax pursuant to *Tennessee Code Annotated*, Sec. 67-4-409(a)(3)(E).

Affiant

Sworn and subscribed before me on September 16, 2008.

Notary Public

My Commission Expires: 1/23/2010

GREGORY POLZIN
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.