09-04-023-D

Davidson County DEEDWARR Recvd: 05/12/09 13:02 2 pgs Fees:13.00 Taxes:687.83 **20090512-0043663**	State of Tennessee County of Davidson The actual consideration or value, whichever is greater, for this transfer is **$185,900.00** Affiant Subscribed and sworn to before me, this the 11th day of May, 2009. Notary Public My commission expires: 1/3/11 (AFFIX SEAL)

DEE FILES KENNEDY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

THIS INSTRUMENT WAS PREPARED BY
Liberty Escrow, Inc.
615 Main Street P.O. Box 60429, Nashville, TN 37206

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
Joshua L. Fenn	Avenue Bank	
701 Newhall Drive	111 10th Ave. South, Ste. 200	**Map 083 11 0**
Nashville, TN 37206	Nashville, TN 37203	**Parcel 208.00**

FOR AND IN 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 ACKNOWLEDGE, WE,

Estate of Theresa D. Gauthier
Annette Tidwell, Executrix

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Joshua L. Fenn, a single person

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:

BEING Lot No. 2, on the plan of Final Plat Resubdivision of the Theresa D. Gauthier Prop., of record in Book 8250, page 123, Register's Office, Davidson County, Tennessee, to which reference is hereby made for a more complete description.

BEING part of the same property conveyed to Roger Joseph Gauthier and wife, Theresa D. Gauthier by instrument executed June 15, 1965, which is of record in Book 3902 page 289, Register's Office for Davidson County, Tennessee. Roger Joseph Gauthier predeceased Theresa D. Gauthier leaving her as surviving tenant by the entirety. Theresa D. Gauthier passed away September 17, 2007, and left a Last Will and Testament. Said Last Will and Testament is of record as Docket No. 09 P 478, Seventh Circuit Court of Davidson County, Tennessee, Probate Division.

This is improved property known as **701 Newhall Drive, Nashville, Tennessee 37206**

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 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 convenant 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/our hand(s) this 11th day of May, 2009.

Estate of Theresa D. Gauthier
Annette Tidwell, Executrix

Annette Tidwell, Executrix

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, a Notary Public of said County and State, **Annette Tidwell, Executrix of the Estate of Theresa D. Gauthier,** the within named bargainor, with whom I am personally acquainted (or who proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they as **Executrix of the Estate of Theresa D. Gauthier,** executed the within instrument for the purposes therein contained.

Witness my hand, at office, this **11th** day of **May, 2009.**

William B. Gregory

Notary Public

WILLIAM B. GREGORY
STATE OF TENNESSEE NOTARY PUBLIC
ROBERTSON COUNTY

My Commission Expires: 3-30-2010

I, the undersigned, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Dee Files Kennedy

DEE FILES KENNEDY

State of Tennessee)
County of Davidson)

Personally appeared before me, the undersigned, a Notary Public for this county and state, **DEE FILES KENNEDY** who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

My Commission Expires: 01/03/11

Notary Public

PETER WEISS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON