BILL GARRETT, Davidson County
Trans:T20100036517 DEEDWARR
Recvd: 06/16/10 11:35 2 pgs
Fees:13.00 Taxes:514.30
20100616-0046713

STATE OF TENNESSEE
COUNTY OF Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$139,000.00**

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 14th DAY OF JUNE, 2010.

Notary Public

MY COMMISSION EXPIRES: 04/23/2013

(AFFIX SEAL)

DOLLY T. PEAY STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF SUMNER

THIS INSTRUMENT WAS PREPARED BY
COHEN & COHEN, ATTORNEYS AT LAW, 4908 CHARLOTTE AVENUE, NASHVILLE, TN 37209

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
CHARLES WESLEY GAMBLE, IV	**Reliant Bank**	**161-15-0B-002.00 CO**
(NAME) **2366 ZERMATT AVENUE**	(NAME) **637 Carothers Pkwy, Ste 200**	
(ADDRESS) **NASHVILLE, TN 37211**	(ADDRESS) **Brentwood, TN 37027**	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

WARRANTY DEED

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 ACKNOWLEDGED, WE, **JESSICA WILLIAMS ANGEL, FORMERLY KNOWN AS JESSICA L. WILLIAMS, AND HUSBAND, JASON ANGEL,** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **CHARLES WESLEY GAMBLE, IV, AN UNMARRIED MAN,** 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. 2 on the Plan of RoseMonte, Phase 1 of record in the Master Deed of RoseMonte recorded as Instrument No. 20051117-0138877, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Jessica L. Williams, unmarried from Affordable Housing Resources, Inc. by deed dated January 13, 2006 of record as Instrument No. 20060124-0009184, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all matters as set forth in the Master Deed for RoseMonte Townhomes of record in Instrument No. 20051117-0138877 and amended in Instrument No. 20070517-0059078 and Charter for RoseMonte Townhomes Owners Association of record in Instrument No. 20051122-0141352, said Register's Office.

See Special Power of Attorney for Jason Angel being recorded simultaneously herewith of record in Instrument No. 20100616004672, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved(X) property, known as **2366 ZERMATT AVENUE, NASHVILLE, TN 37211**
(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 14th day of June, 2010.

Jessica Williams Angel
JESSICA WILLIAMS ANGEL

Jason Angel by Jessica Williams Angel, Attorney in fact for Jason Angel
JASON ANGEL
By: Jessica Williams Angel, Attorney in Fact for Jason Angel

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 **Jessica Williams Angel,** the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this 14th day of June, 2010.

My commission expires: **AUGUST 23, 2011**

LEE A. COHEN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TN

Lee A. Cohen
Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 14th day of June, 2010, before me personally appeared Jessica Williams Angel, Attorney-in-Fact for Jason Angel, 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 Jason Angel, and who acknowledged that she executed the same as the free act and deed of Jason Angel.

Witness my hand and official seal at office this 14th day of June, 2010.

My commission expires: **AUGUST 23, 2011**

LEE A. COHEN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TN

Lee A. Cohen
Notary Public

Record and return to:
Hallmark Title Co
3027 Hwy 31 W
White House, TN 37188