Return to: Realty Title & Escrow
808 N. Mt. Juliet Rd
Mt. Juliet, TN 37122

BILL GARRETT, Davidson County
Trans:T20100068644 DEEDWARR
Recvd: 10/29/10 10:16 2 pgs
Fees:13.00 Taxes:629.00
20101029-0086645

Prepared by:
Realty Title & Escrow Company, Inc.
808 N. Mt. Juliet Road
Mt. Juliet, TN 37122

STATE OF TENNESSEE
COUNTY OF WILSON
The actual consideration or value, whichever is greater, for this transfer is $170,000.00

Affiant

Subscribed and sworn to before me, this 27th day of October, 2010.

Notary Public
My commission expires: 1-17-13

KATHLEEN A. TOMLINSON NOTARY PUBLIC AT LARGE WILSON

06-1009-74039

Address of New Owner:	Send Tax Bills to:	Tax Information
Robert T. Bailey, Jr.	Fifth Third Mortgage Company	73-08-0-013
2903 McGavock PK.	5001 Kingsley Drive	
Nashville TN 37214	Concinnati, OH 45227	

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Wesley Bart Gibbs and wife, Jane Anne B. Gibbs**, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to **Robert T. Bailey, Jr. and Cheree F. Bailey, husband and wife,** hereinafter called the Grantees, their successors 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. 278, on the Plan of Sunset View, Section 4, Addition I, of record in Plat Book 2854, Page 1, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Wesley Bart Gibbs and wife, Jane Anne B. Gibbs by deed from Cendant Mobility Financial Corporation, a Delaware Corporation, dated September 13, 2004, recorded September 21, 2004, of record in Instrument No. 20040921-0113703, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 2905 McGavock PK., Nashville, TN 37214

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 hand this 27th day of October, 2010.

Wesley Bart Gibbs

Jane Anne B. Gibbs

STATE OF TENNESSEE
COUNTY OF WILSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Wesley Bart Gibbs and Jane Anne B. Gibbs, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand in Mt. Juliet, TN, this 27th day of October, 2010.

Notary Public
State of Tennessee at Large

My Commission expires: 01/17/12

KATHLEEN A. TOMLINSON
NOTARY PUBLIC AT LARGE
WILSON CO. TENN.