THIS INSTRUMENT PREPARED BY: **Chapman & Rosenthal Title, Inc.** **3817 Bedford Avenue** **Suite 140** **Nashville, Tennessee 37215** **CRT File No. 11020151** BILL GARRETT, Davidson County Trans:T20110015936 DEEDWARR Recvd: 03/17/11 13:17 2 pgs Fees:13.00 Taxes:1517.00 20110317-0021076	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration or value, whichever is greater, for this transfer is: $410,000.00. Affiant Subscribed and sworn to before me, this 15th day of March, 2011. Notary Public My Commission Expires: May 2, 2011

WARRANTY DEED

Address New Owner: Matthew Dale Gillmor 6010 Hickory Valley Road Nashville TN 37205	Send Tax Bills To: **Tennessee Bank & Trust** **9000 Carothers Parkway** **Franklin, TN 37067**	Tax Information: Tax Parcel ID No. 102-16-12.00

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Edward M. Richey, Executor of the Elizabeth Lindsley Sellick Estate** ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **Matthew Dale Gillmor and Stephanie Lawrence Gillmor, husband and wife**, ("Grantees"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described as follows:

Being Lot No. 97 on the Plan of Hillwood Estates, Section 7, as of record in Book 2133, Page 90, Register's Office for said County, described as follows: Beginning on the Northwesterly margin of West Hillwood Drive at the corner of Lots Nos. 97 and 98; thence with the line between said two lots, Northwestwardly 270 feet; thence North 34° 12' West 125.4 feet; thence North 75° 48' East 290 feet to the Westerly margin of Summerly Drive; thence with same, Southwardly 216.82 feet to the beginning of a curve; thence around said curve with a radius of 25 feet, Southwestwardly 34.42 feet to the Northwesterly margin of said West Hillwood Drive; thence with same, Southwestwardly 76.13 feet to the beginning.

Being the same property conveyed to Jay P. Sellick and Elizabeth Lindsley Sellick as tenants-in-common by deed of record in Book 10319, page 924, Register's Office for Davidson County, Tennessee, ("RODC") with each party holding an equal interest in the property.

Jay P. Sellick's 50% interest was subsequently transferred to Jay P. Sellick, Trustee of the Jay P. Sellick Personal Residence Trust-1997, dated January 14, 1997, by deed of record in Book 10319, page 928, RODC. Jay P. Sellick having died on November 10, 2005.

Elizabeth Lindsley Sellick's 50% interest was subsequently transferred to Elizabeth Lindsley Sellick, Trustee of the Elizabeth Lindsley Sellick Personal Residence Trust-1997, dated January 14, 1997, by deed of record in Book 10319, page 931, RODC. Elizabeth Lindsley Sellick having died on January 26, 2010

Property being further conveyed to Edward M. Richey, Executor of the Elizabeth Lindsley Sellick Estate by Quitclaim Deed of record in Instrument No. 20110317-0021074 and Instrument No. 20110317-0021075, Register's Office for Davidson County, Tennessee.

This Conveyance is subject to the matters set forth below:

County of Davidson taxes for the year 2011 and thereafter, not yet due and payable.

Restrictions, dedications, conditions, reservations, easements and other matters shown on the plat of HILLWOOD ESTATES, SECTION 7.

This is improved property located at 6010 Hickory Valley Road Nashville TN 37205

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantees, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except for current taxes, and restrictions and easements of record. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantees, its successors, heirs and assigns against the lawful claims of all persons whatsoever.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 15th day of March, 2011.

* _____
Edward M. Richey, Executor of the Elizabeth Lindsley Sellick Estate

STATE OF FLORIDA)
COUNTY OF Sarasota)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, Edward M. Richey, Executor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 15 day of March, 2011.

* _____
Notary Public
My Commission Expires: 12/14/14

DEBORAH L. ROSEWELL
Notary Public - State of Florida
My Comm. Expires Dec 14, 2014
Commission # EE 21122
Bonded Through National Notary Assn.