RECORD AND RETURN TO:
Mitchell A. Watts, Attorney
2400 Crestmoor Road #102
Nashville, TN 37215

THIS INSTRUMENT PREPARED BY: **Chapman & Rosenthal Title, Inc.** **3817 Bedford Avenue** **Suite 140** **Nashville, Tennessee 37215** **CRT File No. 11091221**	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration or value, whichever is geater, for this transfer is: $373,000.00 Affiant Subscribed and sworn to before me, this11th day of November, 2011. Notary Public My Commission Expires: 8.20.13

MITCHELL A. WATTS STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

BILL GARRETT, Davidson County
Trans:T20110072459 DEEDWARR
Recvd: 11/16/11 12:52 2 pgs
Fees:13.00 Taxes:1380.10
20111116-0089576

WARRANTY DEED

Address New Owner:	Send Tax Bills To:	Tax Information:
Suzan H. Gibbs 3724 Woodmont Ln Nashville TN 37215	New Owner	Tax Parcel ID No. 11612005800

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, **Kyle Mouille, unmarried** ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **Suzan H. Gibbs,*** ("Grantees"), her successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described as follows:

*unmarried

Land in Davidson County, Tennessee, being the Easterly part of Lot No. 3, Block "F" on the Plan of Woodmont Lane Homesites, of record in Book 1130, Page 13, Register's Office for Davidson County Tennessee.

Said part of Lot No. 3, Block "F", which is a corner tract, fronts 72.6 feet on the Southeasterly margin of Woodmont Lane, and fronts 35 feet on the Southwesterly margin of Tulane Court, said frontages being joined by a curve having a length of 42.8 feet, and extends back 151.3 feet on the Southeasterly line and 134.5 feet on the Southwesterly line to a point of intersection.

Being the same property conveyed to Kyle Mouille, unmarried by Warranty Deed from James Leo Murphy, III and wife, Marie A. Murphy, recorded on the 7th day of January, 2004 in Instrument No. 20040107-0002748, in the Register's Office of Davidson County, Tennessee.

This Conveyance is subject to the matters set forth below, if any, as well as any and all zoning regulations, building restrictions, setback lines, conditions, covenants, and restrictions (as may be amended or supplemented), all easements, utility easements or rights of ways for public utilities that appear in the appropriate public record.

County of Davidson taxes for the year 2012 and thereafter, not yet due and payable.

Restrictions, dedications, conditions, reservations, easements and other matters shown on the plat of PLAN OF WOODMONT LANE HOMESITES, as recorded in Plat Book 1130, Page(s) 13.

Covenants, conditions, restrictions, easements or servitudes, if any, appearing in the public records.

This is improved property located at 3724 Woodmont Ln Nashville TN 37215.

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 11th day of November, 2011.

Kyle Mouille

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, Kyle Mouille, 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 11th day of November, 2011.

Notary Public

My Commission Expires: _____

WILLIAM T. CHAPMAN, IV
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires September 9, 2014