BILL GARRETT, Davidson County
Trans:T20110077777 DEEDWARR
Recvd: 12/08/11 13:25 3 pgs
Fees:18.00 Taxes:342.25

20111208-0095965

This instrument prepared by:
Fidelity Residential Solutions
10125 Crosstown Circle, Suite 380
Eden Prairie, MN 55344
675100 DEAN-035-11
Jason Benzinger

WARRANTY DEED

ADDRESS NEW OWNER(s) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Jeremy Gooch (NAME)	First Bank (NAME)	10614011000
1996 Gatlin Drive (STREET ADDRESS OR ROUTE NUMBER)	2021 Hamilton Place Blvd, Ste A (STREET ADDRESS)	
Nashville (CITY), TN (STATE) 37210 (ZIP)	Chattanooga (CITY), TN (STATE) 37421 (ZIP)	

FOR AND IN CONSIDERATION of the sum of Ten dollars and no/100 ($10.00), cash in hand paid by the Grantee(s) and other good and valuable considerations accepted as cash, the receipt and sufficiency of which is hereby acknowledged, Mary Wyatt, an unmarried woman have this day bargained and sold, and do hereby transfer and convey unto the said Jeremy Gooch and Dana Gooch, husband and *the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson, Tennessee as follows: *wife

See Attached Exhibit "A".

Being that same property described in and conveyed to the Grantor herein by Warranty Deed of record at Instrument No. _____ in the Register's Office of _____ County, Tennessee.

STATE OF TN
COUNTY OF WILLIAMSON The actual consideration or value whichever is greater, for this transfer is $92,500.00

Affiant [signature]

Subscribed and sworn to before me this the 5th day of December, 2011

Notary Public Jennifer Crowell

My commission expires:
3/18/14 (Affix Seal)

JENNIFER CROWELL
STATE OF TENNESSEE NOTARY PUBLIC
LEWIS COUNTY

This is unimproved ( ), known as 1996 Gatlin Drive, Nashville, TN 37210
improved ✓

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

Whenever 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 hand this 15th day of July, 2011, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Mary Wyatt

Mary Wyatt

STATE OF
COUNTY OF

Personally appeared before me, Gigi Chandler, a Notary Public in and for said County and State, Mary Wyatt, the within named bargainor Unmarried (fill in marital status), 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, at office, this 15th day of July, 2011.

Gigi Chandler

Notary Public

(This area for official notarial seal)

My Commission Expires: 2-22-12

GIGI CHANDLER
STATE OF TENNESSEE NOTARY PUBLIC
McMINN COUNTY

FRS File No.: 675100 Customer File No.: DEAN-035-11 Mary Wyatt

EXHIBIT A

Land in Davidson County, Tennessee, being Lot No. 113 on the Plan of Raymond Heights, as of record in Book 1424, page 141, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description. Being the same property conveyed to Mary Wyatt, unmarried by deed from Loyce M. Hixon a/k/a Loyce M. Coursey by and Through Joy C. Dawson Attorney-in Fact of record in Instrument 200710050119381, Register's Office for Davidson County, Tennessee, dated September 21, 2007. And being the same property conveyed to Loyce M. Hixon by Quitclaim Deed from Richard M. Johnson, Trustee of record in Book 8884, page 63, Register's Office for Davidson County, Tennessee, dated March 9, 1993. And being the same property conveyed to Roosevelt Hixon, a 1/2 undivided interest by deed from Loyce M. Coursey of record in Book 4392, page 74, Register's Office for Davidson County, Tennessee, dated January 16, 1970. And being the same property conveyed to Loyce M. Coursey, a 1/2 undivided interest by deed from Robert E. Coursey of record in Book 4392, page 73, Register's Office for Davidson County, Tennessee, dated Decembr 23, 1969. And further, being the same property conveyed to Robert E. Coursey and wife Loyce M. Coursey by deed from Edgar Turrentine and wife Willomina Turrentine of record in Book 1881, page 1, Register's Office for Davidson County, Tennessee, dated September 1, 1950.