PREPARED BY JERRY W. HAMLIN, ATTORNEY AT LAW
ASHLAND CITY, TENNESSEE

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL
Rosalyn McCullough	SAME	43-11-179
106 Archwood Drive		
Madison, TN 37115		

WARRANTY DEED

For and in consideration of the sum of **TEN DOLLARS($10.00)** cash in hand paid, the receipt of which is hereby acknowledged, I, **ROSALYN MCCULLOUGH**, in her capacity as executrix of the Estate of Theophilus Gipson Sr., and in conformity with the Last Will and Testament of Theophilus Gipson Sr., have bargained and sold, and by these presents do transfer and convey unto the said **ROSALYN MCCULLOUGH**, individually herein, Her heirs and assigns, a certain tract or parcel of land in Cheatham County, State of Tennessee, described as follows:

Being Lot No. 5 on the plan of John W. Anderson Subdivision of Lot Four in the Anderson Estates, of record in Plat Book 1835 at page34, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Theophilus Gipson, Sr., a unmarried man, by Deed recorded in Book 8654, Page 502-504, Register's Office for Davidson County, Tennessee.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE, Her heirs and assigns, forever. And I do covenant with the said GRANTEE that I am 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 I do further covenant and bind myself, my heirs and representatives to warrant and forever defend the title to the said land and to the said GRANTEE, Her heirs and assigns against the lawful claims of all persons, whomsoever.

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 hands this 15th day of October, 2012.

Rosalyn H. McCullough Executrix
ROSALYN MCCULLOUGH

State of Tennessee)
County of Cheatham)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **ROSALYN MCCULLOUGH**, 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 Ashland City, Tennessee, this the 15th day of October, 2012.

MISTY L. LANGLEY STATE OF TENNESSEE NOTARY PUBLIC

Misty L. Langley
NOTARY PUBLIC

My Commission Expires: 10-28-15

BILL GARRETT, Davidson County
Trans:T20120079104 DEEDWARR
Recvd: 10/17/12 15:50 2 pgs
Fees:12.00 Taxes:0.00

20121017-0095417

State of Tennessee)
County of Cheatham)

The actual consideration for this transfer or value of property (whichever is greater) is $0.00.

This is equal to or greater than the property would bring at a fair and voluntary sale.

AFFIANT

Sworn to and subscribed before me this the 15th day of October, 2012.

MISTY L. LANGLEY STATE OF TENNESSEE NOTARY PUBLIC CHEATHAM COUNTY, TENN.

NOTARY PUBLIC

My Commission Expires: 10-28-15