BILL GARRETT, Davidson County
Trans:T20150069449 DEEDWARR
Recvd: 08/18/15 11:33 2 pgs
Fees:13.00 Taxes:851.00
20150818-0083037

State of Tennessee
County of Davidson County

The actual consideration or value, whichever is greater, for this transfer is **$230,000.00.**

Everett Bell Gibson, III
Affiant

Subscribed and sworn to before me, this the 13th day of August, 2015.

MELISSA LEDFORD
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY

Notary Public

My commission expires: 7-3-17
MY COMMISSION EXPIRES July 3, 2017
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY AND RETURN TO:
Gregory S. Perrone, PC, Attorney At Law
109 Westpark Drive, Suite 330, Brentwood, TN 37027

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
Everett Bell Gibson, III	**American Internet Mortgage, Inc. ISAOA**	**129-12-0-083.00**
940 Percy Warner Blvd		
Nashville, TN 37205		

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

Brooks Loomis,

HEREINAFTER CALLED THE GRANTOR, HAS BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Everett Bell Gibson, III, unmarried

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS 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(s) 87, as shown on the map entitled Warner Park Valley, Section 1, of record in Plat Book 3600, pages 12-14, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Said Lot No. 87 fronts 101.37 feet on the Easterly side of Percy Warner Boulevard and extends back between parallel lines 150 feet to a dead line.

Being the same property conveyed to Brooks Loomis, by deed from Wilson & Associates, PLLC, as Successor Trustee, of record in Instrument No. 20150715-0068989, dated May 6, 2015, said Register's Office.

THIS CONVEYANCE IS MADE SUBJECT TO TAXES FOR THE CURRENT YEAR, ANY AND ALL ZONING REGULATIONS, RESTRICTIONS, SETBACK LINES, EASEMENTS, AND ENCUMBRANCES OF RECORD, IF ANY, AS MAY AFFECT THE PREMISES.

The undersigned, Julie H. Loomis, spouse of Brooks Loomis, joins in the execution of this instrument for the purpose of conveying to the Grantee all her right, title, claim, and interest in and to the above described property, including but not limited to, her homestead and any and all other marital rights.

This is improved property known as **940 Percy Warner Blvd, Nashville, TN 37205**.

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 and assigns, forever; and Grantors do covenant with said Grantees that Grantors are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same in unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the 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/our hand(s) this 13th day of August, 2015.

Brooks Loomis, by: Julie H. Loomis, attorney-in-fact

Brooks Loomis
BY: Julie H. Loomis, Attorney-in-Fact

Julie H. Loomis

Julie H. Loomis

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned authority, a Notary Public within and for the State and County aforesaid, personally appeared Julie H. Loomis, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon her oath acknowledged herself to be the Attorney-in-Fact of **Brooks Loomis**, the within named bargainor, and that she as such Attorney-in-Fact being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of **Brooks Loomis** by the said Julie H. Loomis as Attorney-in-Fact.

Witness my hand, at office, this **13th** day of **August, 2015.**

Melissa Ledford

Notary Public

My Commission Expires: 7/3/17

MELISSA LEDFORD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES July 3, 2017

State of Tennessee
County of Williamson

On this 13th day of August, 2012, before me personally appeared **Julie H. Loomis**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and who acknowledged the execution of the same to be her free act and deed.

Witness my hand, at office, this **13th** day of **August, 2015.**

Melissa Ledford

Notary Public
My Commission Expires: 7/3/17

MELISSA LEDFORD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES July 3, 2017