BILL GARRETT, Davidson County
Trans:T20160101754 DEEDWARR
Recvd: 11/17/16 11:41 2 pgs
Fees:13.00 Taxes:675.25
20161117-0121325

THIS INSTRUMENT PREPARED BY:
Horizon Land Title, Inc.
1000 Pleasant Grove Place, Ste. 100
Mt. Juliet, TN 37122

ADDRESS NEW OWNER
Naaman Newbold
75 Starview Way
San Francisco, CA 94131

MORTGAGEE

SEND TAX BILLS
Owner

MAP-PARCEL:
MAP 075 06 0
PARCEL 113.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN ($10.00) DOLLARS, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, We, **Bruce R. Gill and wife, Susan F. Gill, Trustees U/A/D July 29, 1997 of the Gill Joint Revocable Living Trust Agreement and any Successors in Trust,** hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto **Naaman Newbold and wife, Irina Newbold,** 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 No. 9 on the plan of Hermitage Estates, Section 5, as of record in Plat Book 4175, Page 67, Register's Office for Davidson County, Tennessee.

Being part of the same property conveyed to Bruce R. Gill and wife, Susan F. Gill, Trustees U/A/D July 29, 1997 of the Gill Joint Revocable Living Trust Agreement by Quitclaim Deed from Bruce R. Gill and wife, Sue Gill, Individually, dated July 29, 1997, of record in Book 10581, Page 579, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all restrictions and easements of record, or which a visual inspection of the property would reveal, including easements, covenants conditions and all matters and notes as shown on the plan of record in Plat Book 4175, Page 67, Register's Office for Davidson County, Tennessee.

This is the part of the same description as in previous deed of record.

Property Taxes for the current year have been agreed to by the parties and will be paid for by the Grantee.

This is improved property known as: 4274 Sweden Drive, Hermitage, TN 37076

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 we do covenant with the said Grantees that we are 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 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 our hands this 10th day of November, 2016.

Bruce R. Gill and Susan F. Gill, Trustees U/A/D July 29, 1997 of the Gill Joint Revocable Living Trust Agreement and any Successors in Trust

Bruce R. Gill, Trustee

By: Bruce R. Gill, Trustee

Susan F. Gill, Trustee

By: Susan F. Gill, Trustee

STATE OF TENNESSEE
COUNTY OF Wilson

On this 10th day of November, 2016, before me personally appeared Bruce R. Gill and Susan F. Gill, to me known (or proved to me on the basis of satisfactory evidence), to be the Trustees of the Gill Joint Revocable Living Trust Agreement and who executed the foregoing instrument as Trustees of the Gill Joint Revocable Living Trust Agreement for the purposes therein contained on behalf of the Gill Joint Revocable Living Trust Agreement.

Witness my hand and official seal at Mt. Juliet, Tennessee 10th day of November, 2016.

Tina D. Brown
NOTARY PUBLIC

TINA D. BROWN
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

My Commission Expires: 12-10-2017

STATE OF Tennessee
COUNTY OF Wilson

The actual consideration or value, whichever is greater for this transfer is $182,500.00.

AFFIANT

Subscribed and sworn to before me this 10th day of November, 2016.

NOTARY PUBLIC

My Commission Expires: 6/2/2018

LORI C. WARREN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON