29066-8 return to: Attorneys Title Company, Inc. Box 14

Warranty Deed

BILL GARRETT, Davidson County Trans:T20160106001 DEEDWARR Recvd: 12/02/16 09:33 2 pgs Fees:13.00 Taxes:1202.50 20161202-0126443	STATE OF TENNESSEE COUNTY OF DAVIDSON The actual consideration or value, whichever is greater, for this transfer is $325,000.00. Affiant Subscribed and sworn to before me, this the 30th day of November, 2016. Notary Public My commission expires: 5-8-18

ANNA AGEE STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
WAGON WHEEL TITLE
202 SOUTH 11TH STREET
NASHVILLE, TN 37206
615.650.5100

Address of New Owner(s) as follows:	Send Tax Bills To:	Map/Parcel Numbers:
Brett Michaels Megan Michaels	NFM, Inc. dba NFM Lending, a Maryland Corporation	
1705A Woodland Street	505 Progress Dr., Ste 100	072-13-0-161.00
Nashville, TN 37206	Linthicum, MD 21090	

FOR AND IN CONSIDERATION OF THE SUM OF ONE DOLLAR ($1.00), CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I/WE, **AMY L. CLITHERO-GILL AND JEREMY M. GILL, WIFE AND HUSBAND**, HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **BRETT MICHAELS AND MEGAN MICHAELS, HUSBAND AND WIFE**, HEREINAFTER CALLED THE GRANTEE(S), HIS/HER/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. 101 on the Plan of Revision of Part of Trevecca of record in Plat Book 421, Page 169, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Due South, LLC, a Tennessee Limited Liability Company by Warranty deed from Ronald C. Williams, unmarried and Loniel Greene, Jr., unmarried of record in Instrument No. 20140825-0077446 Register's Office for Davidson County, Tennessee, dated August 21, 2014 and recorded on August 25, 2014.

Being the same property conveyed to Amy L. Clithero-Gill and Jeremy M. Gill, wife and husband by Quitclaim deed from Due South, LLC, a Tennessee Limited Liability Company of record in Instrument No. 20150513-0044096 Register's Office for Davidson County, Tennessee, dated May 13, 2015 and recorded on May 13, 2015.

This conveyance is subject to all restrictions, easements and planning documents of record, and current year's taxes and subsequent years, a lien not yet due and payable.

This is improved property known as 2418 Brasher Avenue, Nashville, TN 37206.

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(S), his/her/their heirs and assigns forever; and I/we do covenant with the said GRANTEE(S) that I/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 I/we do further

covenant and bind myself/ourselves, my/our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE(S), his/her/their heirs and assigns, against the lawful claims of all persons whomsoever.

Wherever used, the singular number shall include the plural, the singular, and the use of any gender shall be applicable to all genders.

WITNESS MY/OUR HANDS EFFECTIVE AS OF THE 30th day of November, 2016.

Amy L. Clithero-Gill

Jeremy M. Gill

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named Amy L. Clithero-Gill and Jeremy M. Gill, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal this 30th day of November, 2016.

Notary Public

My Commission Expires:

STEVEN T. MORRIS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires July 3, 2017