BILL GARRETT, Davidson County
Trans:T20170002260 DEEDWARR
Recvd: 01/09/17 15:59 2 pgs
Fees:13.00 Taxes:1054.50
20170109-0002541

# Warranty Deed

| | |
|---|---|
| J. BRANDON MILLER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires July 2, 2018 | STATE OF TENNESSEE<br>COUNTY OF DAVIDSON<br><br>The actual consideration or value, whichever is greater, for this transfer is $285,000.00.<br>Affiant<br>Subscribed and sworn to before me, this the 4th day of January, 2017.<br>Notary Public<br>My commission expires: 7-2-18 |

**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: |
|---|---|---|
| Scott Henry Gibson<br>Mallory Gibson | New Owner | |
| 711 Setliff Place | | 083-06-0-253.00 |
| Nashville, TN 37206-2526 | | |

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, **CUMBERLAND HEIGHTS FOUNDATION, INC, A TENNESSEE NON-PROFIT CORPORATION AKA CUMBERLAND HEIGHTS ALCOHOL & DRUG TREATMENT CENTER**, HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **SCOTT HENRY GIBSON AND MALLORY GIBSON, 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 the Northerly part of Lots No. 24, all of Lot No. 25, except the Northwest corner thereof, and the Southeast corner of Lot No. 26, on the Plan of Olivia W. Sharpe's Addition to Nashville, as of record in Book 332, Page 17, Register's Office for Davidson County, Tennessee and being more particularly described as follows:**

**Beginning on the Easterly margin of Setliff Place, 210 feet South of the Southerly margin of Seymour, formerly Estella Avenue; thence Southwardly with the Easterly margin of Setliff Place, 70 feet; thence Eastwardly 253 feet, more or less, to the Westerly margin of an alley; thence with the Westerly margin of said alley; Northwardly 70 feet to a point 189 feet South of the Southerly margin of Seymour Avenue; thence Westwardly 248 feet more or less, to the point of beginning.**

**Being the same property conveyed to Timothy Paul Cotton, unmarried by Warranty deed from Stephanie Lorraine Trevitz and husband, William Rex Trevitz of record in Book 10399, page 221, Register's Office for Davidson County, Tennessee, dated March 31, 1997 and recorded on April 01, 1997.**

**Timothy Paul Cotton having since died January 26, 2016. Per his Will probated at Docket No. 16P294 in the Circuit Court for Davidson County, Tennessee, he left this property to Cumberland Heights Alcohol & Drug Treatment Center.**

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 also known as 711 Setliff Place, Nashville, TN 37206-2526.**

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 4th day of January, 2017.

***Cumberland Heights Foundation, Inc, a Tennessee Non-Profit Corporation AKA Cumberland Heights Alcohol and Drug Treatment Center***

By: _____
Name: Jay S Crosson
Title: Chief Executive Officer

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 Jay S. Crosson, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself/herself to be the Chief Executive Officer of **Cumberland Heights Foundation, Inc., a Tennessee Non-Profit Corporation AKA Cumberland Heights Alcohol & Drug Treatment Center**, and the he/she, acting in such capacity, and authorized so to do, executed the foregoing instrument on behalf of said corporation for the purposes therein contained.

Witness my hand and seal this 4th day of January, 2017.

_____
Notary Public

My Commission Expires: 7-2-18

J. BRANDON MILLER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires July 2, 2018