Bill Garrett Davidson County
Batch# 124466 DEEDWARR
08/03/2018 11:18:34 AM 2 pgs
Fees: $13.00 Taxes: $1,609.50

20180803-0076395

WARRANTY DEED

State of Tennessee
County of Davidson

The actual consideration or value, whichever is greater, for this transfer is $435,000.00.

Affiant

Subscribed and sworn to before me, this the 2nd day of August, 2018.

Notary Public

My commission expires: 12/19/20
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Attorneys Title Company, Inc.
2927 Berry Hill Drive, Nashville, TN 37204-3126

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
Alexander William Gillott **Brittany Theresa Gillott**	SWBC Mortgage Corp.	**Map 091-07-0 Parcel 330-00**
5003 A Michigan Avenue	9311 San Pedro Ave. # 100	
Nashville, TN 37209	San Antonio, TX 78216	

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

Caleb A. Shrum and Alyssa W. Shrum, husband and wife

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Alexander William Gillott and Brittany Theresa Gillott, husband and wife

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. 906 and the westerly 10 feet of Lot No. 904, Block 134 on Plan No. 1, West Nashville, of record in Plat Book 57, Pages 74 and 75, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being part of the same property conveyed to Caleb A. Shrum and Alyssa W. Shrum, husband and wife, by Deed dated October 23, 2015, from Trent Development Group, LLC, of record in Instrument No. 20151027-0109057, Register's Office for Davidson County, Tennessee.

Conveyance of the above described parcel is subject to the following: 1) Plan of record in Plat Book 57, Pages 74 and 75, said Register's Office, shows an Owner's Certificate, and is subject to all matters as set forth therein. 2) Taxes for the current year prorated and assumed by the Grantee.

This is improved (_X_) Unimproved (____) property, known as **5003 A Michigan Avenue, Nashville, TN 37209**

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 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 my/our hand(s) this **2nd** day of **August, 2018.**

Caleb A. Shrum

Alyssa W. Shrum

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, a Notary Public of said County and State, **Caleb A. Shrum and Alyssa W. Shrum,** the within named sellers, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this **2nd** day of **August, 2018.**

Notary Public

My Commission Expires: 1/17/21

WILLIAMSON COUNTY
JOHN T. COOK
STATE OF TENNESSEE NOTARY PUBLIC