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

Karen Johnson Davidson County
Batch# 1306611 DEEDWARR
08/07/2025 10:03:30 AM 3 pgs
Fees: $18.00 Taxes: $1,221.00
20250807-0062705

ADDRESS NEW OWNER
Jeremy K. Stamps
850 Allen Road
Nashville, TN 37214

MORTGAGEE
Movement Mortgage
8024 Calvin Hall Rd
Indian Land SC 29707

SEND TAX BILLS
Mortgagee

MAP-PARCEL:
096-14-0-156.00

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, I/we, **Bruce R. Gill and Susan F. Gill, Trustees U/A/D 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 **Jeremy K. Stamps, an unmarried man,** 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. 701 on the Plan of Cloverhill Subdivision Section No IX of record in Plat Book 2331, Page 44, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Said Lot No. 701 fronts 80 feet on the Northerly side of Allen Road and runs back 184 feet on the West line and 164 feet on the East line to a dead line, measuring 90 feet thereon.

Being the same property conveyed to Bruce R. Gill and wife, Susan F. Gill, Trustees U/A/D of the Gill Joint Revocable Living Trust Agreement and any Successors in Trust, and any amendments thereto. by Quitclaim Deed from Bruce R. Gill and wife, Susan F. Gill Individually of record in Book 10581, page 577, Register's Office for Davidson County, Tennessee, dated July 29, 1997 and recorded on August 26, 1997.

THIS CONVEYANCE IS MADE SUBJECT TO: (1) all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record; (2) any and all applicable governmental and/or zoning regulations; (3) taxes which have been prorated as of the date of closing and assumed by the Grantee herein.

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

This is improved property known as **850 Allen Road Nashville, TN 37214.**

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 5th day of August, 2025.

Bruce R. Gill, Trustee

Susan F. Gill, Trustee

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Bruce R. Gill and Susan F. Gill, Trustees U/A/D of the Gill Joint Revocable Living Trust Agreement and any Successors in Trust, the bargainor(s) with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 5th day of August, 2025.

NOTARY PUBLIC

JODIE D. PELLEY
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

My Commission Expires: 10/2/2025

STATE OF Tennessee
COUNTY OF Davidson

The actual consideration or value, whichever is greater for this transfer is $329,999.00.

AFFIANT

Subscribed and sworn to before me this 5th day of August, 2025.

NOTARY PUBLIC

CHARLES D LIGHTSEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires: 3/3/26

CERTIFICATE OF AUTHENTICITY

I, Alicia Johnson, do hereby make oath that I am the custodian of the original version of the electronic document tendered for registration herewith and that this electronic document is a true and exact copy of the original document executed and authenticated according to law on 08/07/2025.

Affiant Signature

08/07/2025
Date

State of Tennessee

County of Williamson

Sworn to and subscribed before me this 08/07/2025.

Notary's Signature

My Commission Expires: 4-21-26

Notary's Seal

