THIS INSTRUMENT PREPARED BY

David B. Herbert

DAVID B. HERBERT

ATTORNEY AT LAW

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WARRANTY DEED

REAU E. FOLK, JR. FORM

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
91-10-340	Mr/Mrs Chester A. Reed	New Owner
FIELD BOOK NUMBER(S)	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED)	LOAN OR ACCOUNT NO.
12W-8658	813 Delray Drive	PROPERTY IS ☒ IMPROVED ☐ UNIMPROVED

EACH BOOK AND PAGE NUMBER REFERRED TO HEREIN, UNLESS OTHERWISE DESIGNATED, IS IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

For and in consideration of the sum of TEN DOLLARS ($10.00) and other good and valuable considerations, the receipt of which is hereby acknowledged,

KIM R. LAYNE and wife, BONNIE J. LAYNE

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto CHESTER A. REED and wife, ADDIE H. REED

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 73 on the Revised Plan of Section One, Morrow Meadows, as of record in Book 2083, page 105.

Said Lot No. 73 fronts 49.96 feet on the west side of Delray Drive and runs back between lines, 148.3 feet on the northerly line and 160 feet on the south line, to a dead line in the rear on which it measures 54 feet.

Being the same property conveyed to Kim R. Layne and wife, Bonnie J. Layne, by deed from Linda Fay Johnson, as of record in Book 4805, page 51.

This conveyance is made subject to restrictions of record in Book 2300, page 421.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons.

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

In witness whereof, the Grantor has hereunto set his hand (if a corporation, has caused its name to be signed hereto by its duly authorized officers) on this, the 18th day of October, 1976.

Kim R. Layne

Kim R. Layne

Bonnie J. Layne

Bonnie J. Layne

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Before me, Douglas A. Bruce, a Notary Public in and for the State and County aforesaid, personally appeared the within named Kim R. Layne and wife, Bonnie J. Layne the bargainor(s), with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this, the 18th day of October, 19 76.

My commission expires: 4-23-78

Douglas A. Bruce
Notary Public

STATE OF _____
COUNTY OF _____

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared the within named _____ the bargainor(s), with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at _____, this, the _____ day of _____, 19____.

My commission expires: _____
Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE WHICHEVER IS GREATER, FOR THIS TRANSFER IS

$15,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18th DAY OF October 19 76

MY COMMISSION EXPIRES: 4-23-78 (AFFIX SEAL)

Notary Public

WARRANTY DEED
DBH:mas

FROM
KIM R. LAYNE AND WIFE

TO
CHESTER A. REED AND WIFE

D 73894

IDENTIF. REFERENCE

OCT 22 3 52 PM '76

FEE ... DAVIDSON ... COUNTY, TENN.

Return to:
ORTALE, KELLEY, HERBERT & CRAWFORD
23rd Flr. L & C Tower
Nashville, Tennessee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared OCT22 CONV 15,000.00 and _____, with whom I am personally acquainted, and who upon oath acknowledged OCT22 STAX $ 39.00 to be the _____ and OCT22 PRFEE _____, respectively, of $ .50 _____, a corporation, the bargainor, and that OCT22 WDEED $ 4.00 and $ 43.50 _____, as such _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at _____, Tennessee, this, the _____ day of _____ ____, 19____.

My commission expires: _____
Notary Public