# WARRANTY DEED

*THIS INSTRUMENT PREPARED BY*

George E. Mudter, Jr., Atty.
229 Ward Circle, Suite C-11
Brentwood, TN 37207

BOOK 6550 PAGE 214

| ADDRESS NEW OWNER(S) AS FOLLOWS | SEND TAX BILLS TO: | MAP PARCEL NUMBERS |
|---|---|---|
| KEITH E. REINHARDT (NAME) | FIRST TENNESSEE BANK (NAME) | Map 131-8 |
| 1108 Batey Drive (STREET ADDRESS OR ROUTE NUMBER) | P. O. Box 1000, Dept. 47 (STREET ADDRESS) | Parcel 75 |
| Nashville, Tennessee 37204 (CITY) (STATE) (P. O. ZIP) | Memphis, Tennessee 38148 (CITY) (STATE) (ZIP) | FB# 16DA-38153 |

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, ROSE M. WEBB, unmarried,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO KEITH E. REINHARDT and SUE LAYTON SADLER, as joint tenants with right of survivorship and not as tenants in common.

HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS, 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. 9 on the Plan of Lea-Gran Estates, as of record in Plat Book 2083, page 88, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Louis R. Webb and wife, Rose M. Webb by deed from Karl E. Haury and Reese L. Smith, Jr. of record in Book 2302, page 527, said Register's Office, the said Louis R. Webb having since died.

The said Rose M. Webb and Rose Marie Webb being one and the same person.

This conveyance is made subject to: (1) 1985 Taxes, which have been prorated and assumed by the Grantee(s); (2) Restrictions of record in Book 2271, page 241 and in Book 2277, page 107; and (3) All matters appearing on the Plan of record in Plat Book 2083, page 88, said Register's Office.

J 0 2 3 5 1

IDENTIFICATION REFERENCE
MAY 6 3 59 PM '85
REGISTER'S OFFICE
DAVIDSON COUNTY, TN

unimproved ( )
This is improved (XX) property, known as 1108 Batey Drive, Nashville, Tennessee 37204

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors, 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, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their successors, 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.

In witness whereof, the GRANTORS have hereunto set their hands (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 1st day of May, 1985

Rose M. Webb By Brooks Lee Webb, Att'y in Fact
ROSE M. WEBB
Attorney-in-Fact for the said Rose M. Webb by Power of Attorney recorded in Book 6508, Page 679, Register's Office for Davidson County, Tennessee

BOOK 6550 PAGE 215

STATE OF TENNESSEE

COUNTY OF ~~Davidson~~

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named ROSE M. WEBB the bargainor, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that ~~she~~ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at ~~Nashville, Tennessee~~, this ~~1st~~ day of ~~May~~, 19~~85~~.

My commission expires_____ Notary Public_____

STATE OF TENNESSEE

COUNTY OF _____

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared _____ with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged _____ self to be _____ of the _____, the within named bargainor, a corporation, and that as such _____, being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said _____ as such _____.

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

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE:
COUNTY OF DAVIDSON:

On this 1st day of May, 1985, before me personally appeared BROOKS LEE WEBB, to me known, or proved to me on the basis of satisfactory evidence, to be the person who executed the foregoing instrument in behalf of ROSE M. WEBB, and acknowledged that he executed same as the free act and deed of the said ROSE M. WEBB.

Witness my hand and seal, at office in Nashville, Tennessee, this 1st day of May, 1985.

Notary Public

My commission expires: 1/10/89

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 90,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st DAY OF May, 1985.

MY COMMISSION EXPIRES: 1/10/89 (AFFIX SEAL)

Notary Public

**WARRANTY DEED**

FROM

ROSE M. WEBB

TO

KEITH E. REINHARDT and SUE LAYTON SADLER

PLEASE RETURN TO:

**First Title & Escrow Company, Inc.**
P.O. Box 926
Suite 11C The Paddock
229 Ward Circle
**BRENTWOOD, TENNESSEE 37027-0926**

**OFFICIAL RECEIPT**
**FELIX Z. WILSON, II**
**REGISTER OF DAVIDSON COUNTY**
**NASHVILLE, TENNESSEE**

RECEIVED OF _____

FOR _____ BOOK 6550 PAGE 216

| | | |
|---|---|---|
| CO - CONVEYANCE | CC - CERTIFIED COPY | MISC - MISCELLANEOUS |
| MO - MORTGAGE | REL - RELEASE | CO TX - STATE TAX CONVEY |
| WD - WARRANTY DEED | UCC - UNIFORM COMMERCIAL CODE | MO TX - STATE TAX MORT |
| TD - TRUST DEED | | PRFEE - PROBATE FEE |

| DATE | SYMBOL | VALUATION | TAX AND FEES | TOTAL PAID |
|---|---|---|---|---|

90000.00- CONT.
234.00 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 240.50-
5082A05/06/85 BAL .00

**RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK**

J0235T

IDENTIFICATION REFERENCE

MAY 6 3 59 PM '85

DAVIDSON COUNTY, TN

**No. 131840**