BOT 44

BOOK 10079 PG 53

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 155,000.00

Ronald H. Reed
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
5th DAY OF June 19 96

Notary Public

MY COMMISSION EXPIRES: 11/27/99
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE

THIS INSTRUMENT WAS PREPARED BY B-96-1707
EDWARD SEDDON, ATTORNEY AT LAW
111 W. College Street, Murfreesboro, TN 37130 — 3 Maryland Farms Suite 110, Brentwood, TN 37027
313 E. Main Street Suite 5, Hendersonville, TN 37075 — 1187 Vultee Boulevard, Nashville, TN 37217 — 1885-C Ft. Campbell Boulevard, Clarksville, TN 37042

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Ronald H. Reed (NAME)	Southeastern Mortgage (NAME)	MAP 141-11-O-A
7533 Rolling River Parkway (ADDRESS)	565 Marriott Drive, Suite 250 (ADDRESS)	PARCEL 16
Nashville, TN 37221 (CITY) (STATE) (ZIP)	Nashville, TN 37214-5014 (CITY) (STATE) (ZIP)	9D-68060

FOR AND 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, WE, C. Edward Loyal and wife, Karen G. Loyal

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Ronald H. Reed and wife, Susan A. Reed

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. 325 on the Plan of Rolling River Estates, Phase IV, as of record in Plat Book 5200, Pages 184 and 185, Register's Office for said County, to which plan reference is hereby made for a more complete legal description.

Being the same property conveyed to C. Edward Loyal and wife, Karen G. Loyal by Deed from Donald James Cartmill and wife, Everlyn W. Cartmill, of record in Book 6927, Page 801, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing easements and restrictions of record.

This conveyance is subject to Restrictive Covenants of record in Book 4788, Page 950, Book 4871, Page 640, Book 4892, Page 689, Book 4892, Page 679 and Book 5463, Page 238, Register's Office for said County.

0190285
IDENTIF. ↑ REFERENCE
96 JUN -7 AM 10:37
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

0307 06/07 0101 03CHECK 582.50

unimproved ( )
This is improved (X) property, known as 7533 Rolling River Parkway, Nashville, TN 37221
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 hand S this 5th day of June 19 96

C. Edward Loyal
C. Edward Loyal

Karen G. Loyal
Karen G. Loyal

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

,Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named C. Edward Loval and wife, Karen G. Loval

the bargainor s, 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 5th day of June, 19 96.

Commission expires 9/18/99

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____ .

My commission expires _____

Notary Public

RETURN TO:
CUMBERLAND TITLE COMPANY

EDWARD SEDDON
ATTORNEY - AT - LAW

☐ 313 E. Main Street, Suite 5
Hendersonville, Tennessee 37075

☐ 1885-C Ft. Campbell Boulevard
Clarksville, Tennessee 37042

☐ 1187 Vultee Boulevard
Nashville, Tennessee 37217

☐ 111 W. College Street
Murfreesboro, Tennessee 37130

☒ 3 Maryland Farms, Suite 110
Brentwood, Tennessee 37027

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

RECEIVED OF _____

FOR _____

BOOK 10079 PG 55

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

CAMT 155000.00
CON TX 573.50
PRFEE 1.00
WDEED 8.00
TOTA 582.50
CHECK 582.50

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

06/07/96 01 10:42 0001 0807

0190285
IDENTIF. ↑ REFERENCE

96 JUN -7 AM 10: 37
FELIX Z. WILSON II, REGISTER
DAVIDSON COUNTY, TN.

No. 1048659