BOOK 10554 PG 374

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $89,000.00

Terry L. Davis
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 25th day of July, 1997.

Lisa Dearmon
Notary Public

MY COMMISSION EXPIRES: October 1, 2000

(AFFIX SEAL)

NOTARY PUBLIC AT LARGE

THIS INSTRUMENT WAS PREPARED BY
Lehman Land Title, Inc., 4733 Andrew Jackson Parkway, Hermitage, TN 37076

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Terry L. Davis	Tucker Federal Bank d/b/a Prime Lending	74-4-44
(NAME) 812 Hermitage Ridge	(NAME) P.O. Box 211788	
(ADDRESS) Hermitage, TN 37076	(ADDRESS) Augusta, GA 30917-1788	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

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, **REBECCA JEANETTE BROWN REED**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **TERRY L. DAVIS, AN UNMARRIED PERSON, AND CAROLE J. SKEENS, AN UNMARRIED PERSON, AS JOINT TENANTS WITH RIGHT OF SURVIVORSHIP**, 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:

A certain parcel of real estate situated in Davidson County, State of Tennessee, and being further described as follows:

Land in Davidson County, Tennessee, being **Lot 17**, on the Plan of **Hermitage Hills Subdivision, Section 12**, of record in Book 4675, Page 125, Register's Office for Davidson County, Tennessee, to which the plan reference is hereby made for a more complete description.

BEING the same property conveyed to Tommy Joe Brown and Rebecca Jeanette Brown by deed of record in Book 5297, page 898, Register's Office, Davidson County, Tennessee. The said Tommy Joe Brown later quitclaimed his interest in the property to Rebecca Jeanette Brown by quitclaim deed of record in Book 10039, Page 14, said Register's Office.

THIS CONVEYANCE IS MADE SUBJECT TO lien of the 1997 property taxes which taxes are being prorated between the parties hereto the grantors paying to the grantees their proportionate share and the grantees assuming and agreeing to pay same when due; to all matters appearing on subdivsion plat of record in Book 4675, Page 125, and to restrictive covenants appearing of record in Book 4820, Page 611, all of said Register's Office.

Rebecca Jeanette Brown Reed hereby warrants that she is one and the same person as Jeanette Brown, Rebecca Jeanette Brown, Rebecca J. Brown, Rebecca Jeanette Reed and Jeanette Reed.

The undersigned, Tommy Becton Reed, hereby joins in this instrument for the purposes of relinquishing any and all marital rights in and to said property which he may or might have as the husband of the said Rebecca Jeanette Brown Reed.

unimproved ☐

This is improved ☒ property, known as **812 Hermitage Ridge, Hermitage, TN 37076**

(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 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 my/our hand(s) this 25th day of July, 1997.

Rebecca Jeanette Brown Reed

Rebecca Jeanette Brown Reed

Tommy Becton Reed

Tommy Becton Reed

STATE OF TENNESSEE

BOOK 10554 PG 375

COUNTY OF DAVIDSON

Personally appeared before me, Lisa D. Turner, a Notary Public in and for said County and State, the within named Rebecca Jeanette Brown Reed and husband, Tommy Becton Reed, 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 at Hermitage , Tennessee this 25th day of July, 1997

Commission expires: October 1, 2000

Lisa D. Turner

Lisa D. Turner Notary Public

LISA D. TURNER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

0333423

IDENTIF. & REFERENCE

97 AUG -4 AM 9:34

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN.

2395 08/04 0101 03CHECK 338.30

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

RECEIVED OF _____

FOR _____

BOOK 10554 PG 376

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

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 89000.00
CON TX 329.30
PRFEE 1.00
WDEED 8.00
TOTAL 338.30
CHECK 338.30

08/04/97 01 09:36 0001 2395

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

033423
IDENTIF. ^ REFERENCE

97 AUG -4 AM 9:34

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 1182013