Davidson County DEEDWARR
Recvd: 01/05/06 15:05 2 pgs
Fees:13.00 Taxes:1073.00
20060105-0001766

**This Instrument Was Prepared By:**

Mooreland Title Company, LLC
315 Deaderick Street
AmSouth Center
Suite 1710
Nashville, Tennessee 37238

STATE OF TENNESSEE
COUNTY OF Williamson
The actual consideration or value, whichever is greater, for this transfer is $290,000.00

James D. Reeves
Affiant

Subscribed and sworn to before me, this 29th day of December, 2005.

Notary Public

My Commission Expires: 3.6.06

PHILLIS ALEXANDER NOTARY PUBLIC LARGE WILLIAMSON COUNTY, TN

| Address New Owner as Follows: | Send Tax Bills to: | Map-Parcel Number |
|---|---|---|
| James David Reeves<br>Melanie D. Reeves<br>809 Cloverfield Court<br>Brentwood, Tennessee 37027 | American Home Mortgage<br>538 Broadhollow Rd.<br>Melville, NY 11747 | 171-11-5.00 |

## WARRANTY DEED

For and in consideration of the sum of Ten and No/100 ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, **Jewell J. Harris,** hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **James David Reeves and wife, Melanie D. Reeves,** hereinafter called the Grantees, their heirs and assigns, a certain parcel of land in Davidson County, Tennessee, described as follows:

**Being Lot No. 31 on the Plan of Cloverland Estates, Section 2, as of record in Book 5190, page 185, as amended in Book 5396, page 687, in the Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description.**

**Being the same property conveyed to Leroy B. Harris and wife, Jewell J. Harris by Deed from H & B Development Co. of record in Book 5397, page 636, Register's Office for Davidson County, Tennessee.**

**Note: The said Leroy B. Harris having since passed, date of death being June 1, 2000, property being vested solely in the name of Jewell J. Harris.**

This conveyance in made subject to:

1. Taxes for 2006 and all subsequent years, a lien not yet due and payable.
2. Plan of record at Book 5190, page 185, as amended in Book 5396, page 687, Register's Office for Davidson County, Tennessee.
3. Restrictions of record in Book 5355, page 19, Register's Office for Davidson County, Tennessee.

This is ( ) unimproved (X) improved property known as: 809 Cloverfield Ct., Brentwood, TN 37027

TO HAVE AND TO HOLD the said parcel of land, with the appurtenances, estate, title and interest thereto belonging to said Grantees that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, except as otherwise herein set out; Grantor does further covenant and bind herself, her heirs and assigns, to warrant and forever defend the title to said land to said Grantees, their heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS my hand this 29th day of December, 2005.

By: Jewell J. Harris

Jewell J. Harris

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, Philip Davis Alexander, a Notary Public of the State and County aforesaid, personally appeared Jewell J. Harris, with whom I am personally acquainted, and who upon oath, acknowledged herself to be the within named bargainor, and that she as such executed the foregoing instrument for the purposes therein contained, by signing her name.

Witness my hand, at Brentwood, Tennessee, this 29th day of December, 2005.

NOTARY PUBLIC

MY COMMISSION EXPIRES: 3.6.06