Record and Return to:
Prestige Title, LLC
1600 Westgate Circle, Ste 200
Brentwood, TN 37027

Prepared by:
Security Title & Escrow Co., LLC
5228 N. Main St., Ste B-6
Spring Hill, TN 37174

Davidson County DEEDWARR
Recvd: 12/29/06 10:58 2 pg
Fees:13.00 Taxes:553.15

20061229-0160653

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, this indenture entered into between **Devin Reeves,** FIRST PARTY, which expression shall include heirs, assigns and personal representatives, and **Janet K. Carter, a married woman,** SECOND PARTY, which expression shall include heirs, assigns, and personal representatives.

W I T N E S S E T H:

For the consideration of the sum of TEN DOLLARS ($10.00), and other good and valuable considerations, the receipt of all of which is hereby acknowledged, FIRST PARTY conveys unto SECOND PARTY the following described property:

Land in Davidson County, Tennessee, being Unit No. 76 on the plan of Townhomes of Shadow Glen as shown on the exhibit to the Declaration of Covenants, Conditions and Restrictions of record in Instrument No. 20040315-0029248; Instrument No. 204317-0030572; Instrument No. 20041021-0126776; Instrument No. 20040713-0083179; Instrument No. 20040720-0086706; Instrument No. 20040720-0086707; Instrument No. 20041025-0128065: Instrument No. 20050118-0005927; Instrument No. 20050317-0029206; Instrument No. 20050425-0045905; Instrument No. 20050520-0056887; Instrument No. 20051007-0121715; Instrument No. 20051107-0134921; Instrument No. 20051207-0147464; Instrument No. 20060124-0009112, Register's Office for Davidson County, to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Devin Reeves by deed dated August 11, 2006 of record in Instrument No. 20060818-0102306, Register's Office of Davidson County, Tennessee.

Map 161-00-0, Parcel 272.00 (2006) (Subject is a part of this map & parcel.) Map 161-16-0A, Parcel 076.00 (2007)

SECOND PARTY warrants that no other individual or entity holds any other interest in the above-described property, whether marital or otherwise.

TO HAVE AND TO HOLD said real estate unto SECOND PARTY together with all rights, titles, easements and appurtenances thereunto belonging, forever.

FIRST PARTY COVENANTS with SECOND PARTY that they are lawfully seized and possessed of said real estate, that FIRST PARTY has a good and lawful right to convey the same, and that it is unencumbered except for easements and/or restrictions, if any, of record in the Davidson County, Register of Deeds Office.

FIRST PARTY FURTHER COVENANTS to forever warrant and defend the title to said real estate unto SECOND PARTY against the lawful claims of all

IN WITNESS WHEREOF, this conveyance has been executed on the

18 day of December, 2006.

Devin Reeves

Devin Reeves

STATE OF TENNESSEE
COUNTY OF MAURY

Personally appeared before me, the undersigned, **Devin Reeves,** with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this the 18 day of December, 2006.

KIM SWANNER NOTARY PUBLIC STATE OF TENNESSEE MAURY COUNTY

Notary Public

My commission expires:
5/23/2010

I hereby affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater is $ 149,500.00.

Connie Hoop

Affiant

Subscribed and sworn to me, this 18 day of December, 2006.

KIM SWANNER NOTARY PUBLIC STATE OF TENNESSEE

Notary Public

My Commission expires: 5/23/2010

NEW PROPERTY OWNERS:
Janet Overton #418
3845 Nolensville Pike
Nashville TN 37211

PERSON RESPONSIBLE FOR TAXES:
Surfrust Mtg.
201 4th Ave N. 7th FL
Nashville, TN 37201