Davidson County DEEDWARR
Recvd: 04/14/08 08:40 2 pgs
Fees:13.00 Taxes:629.00

20080414-0037169

Prepared by: & Return to:
Realty Title & Escrow Company, Inc.
383 Johnny Cash Parkway, Suite 140
Hendersonville, TN 37075

BRANDON PELIZZARI
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

05-0803-64070

STATE OF TENNESSEE
COUNTY OF SUMNER
The actual consideration or value, whichever is greater, for this transfer is $170,000.00

Affiant

Subscribed and sworn to before me, this 10th day of April, 2008.

Notary Public
My commission expires: 5/22/10

Address of New Owner:	Send Tax Bills to:	Tax Information
Ellen H. Reinhart	Pinnacle National Bank	034-03-0 017.00
113 Twin Hills Drive	211 Commerce St, Suite 300	
Madison TN 37115	Nashville, TN 37201	

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Mary Dean Jones, unmarried, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Ellen H. Reinhart and husband Terry Lee Reinhart, hereinafter called the Grantees, their successors 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. 231, on the Plan of Section VI, Shepherd Hills, unrecorded; being more particularly described as follows:

BEGINNING at a point in the easterly margin of Twin Hills Drive, at the corner of Lots Nos. 231 and 232; thence with the line between said lots, easterly 279.7 feet to a point in the westerly line of Lot No. 234; Section IV, Shepherd Hills; thence with the line between Lots Nos. 231 and 234, northerly 110 feet to a corner of Lot No. 230; thence with the line between Lots Nos. 230 and 231, westerly 294.6 feet to a point in the easterly margin of Twin Hills Drive; thence with the margin of the same, southerly 140 feet to the point of beginning.

Being the same property conveyed to Richard L. Jones and wife, Mary Dean Jones by deed from A. J. Coleman and wife, Edith Coleman, dated June 27, 1961, recorded June 29, 1961, of record in Book 3250, Page 131, Register's Office for Davidson County, Tennessee. The said Richard L. Jones having since died June 23, 1995.

Power of Attorney of record in Instrument No. 20061031-0135052, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 113 Twin Hills Drive, Madison, TN 37115

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, 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.

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 hand this 10th day of April, 2008.

Mary Dean Jones

By: Mary Dean Jones BY Richard Lee Jones Jr AIF.
Richard Lee Jones, Jr., Attorney in Fact

STATE OF TENNESSEE
COUNTY OF SUMNER

Personally appeared before me, the undersigned, a notary public in and for said county and state, the within named Richard Lee Jones, Jr., with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the attorney in fact for Mary Dean Jones and that he is authorized by Mary Dean Jones to execute this instrument on her behalf.

Witness my hand and seal at Hendersonville, Tennessee, this 10th day of April, 2008.

Notary Public at Large

My commission expires: 5/22/10

