BILL GARRETT, Davidson County
Trans:T20110014631 DEEDWARR
Recvd: 03/11/11 09:26 2 pgs
Fees:13.00 Taxes:488.40
20110311-0019397

Prepared by:
Realty Title & Escrow Company, Inc.
5111 Maryland Way, Suite 101
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF Rutherford
The actual consideration or value, whichever is greater, for this transfer is $132,000.00

Aisha Hall
Affiant

PAIGE B. MAYERCIK
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD

Subscribed and sworn to before me, this 8th day of March, 2011.

Paige B. Mayercik
Notary Public
My commission expires: 11-22-2014

02-1102-47259

Address of New Owner:	Send Tax Bills to:	Tax Information
Sherri D. Mays	SunTrust Mortgage, Inc.	135-06-0-A
	401 Commerce St., Ste. 6100	046.00CO
101 Forge Ridge Court	Nashville, TN 37219	
Nashville TN 37217		

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, Jonathan Reeves, married and, Michael Reeves, married, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Sherri D. Mays, 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. 46, on the Plan of Forge Ridge, Resubdivision of Lot 1, of record in Plat Book 9700, Pages 295 and 296, corrected in Book 10316, Page 880, Register's Office for said County, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to Jonathan Reeves, A Married Man and Michael Reeves, A Married Man, by deed from Saway Chanthanalay, A Married Person, dated 10/17/08, recorded 10/27/08, of record in Instrument No. 20081027-0107287, said Register's Office.

Lindsey Reeves, spouse of Jonathan Reeves, joins in the execution of this instrument for the purposes of conveying her marital interests, if any, in the subject property.

Michael Reeves warrants that the subject property is not his primary residence, nor the primary residence of his spouse.

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 101 Forge Ridge Court, Nashville, TN 37217

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 4th day of March, 2011.

Jonathan Reeves

Michael D. Reeves by [signature] attorney in fact
Michael Reeves, a/k/a Michael D. Reeves, by Jonathan M. Reeves, his attorney in fact

Lindsey Reeves

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Jonathan Reeves and Lindsey Reeves, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand in Brentwood, TN, this 4th day of March, 2011.

State of Tennessee at Large

J. ANDREW WILEY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

My Commission expires
1/19/14

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Jonathan M. Reeves, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged they executed the within instrument for the purposes therein contained, and who further acknowledged that he is the attorney in fact for Michael D. Reeves and that he is authorized by Michael D. Reeves to execute this instrument on his behalf.

Witness my hand in Brentwood, TN, this 4th day of March, 2011.

State of Tennessee at Large

J. ANDREW WILEY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

My Commission expires
1/19/14