BILL GARRETT, Davidson County
Trans:T20120075939 DEEDWARR
Recvd: 10/05/12 15:23 2 pgs
Fees:13.00 Taxes:314.13
20121005-0091621

This Instrument Prepared by:
Legends Title Services, LLC
2494 N. Mt. Juliet Road Suite 300
Mt. Juliet, TN 37122

ADDRESS NEW OWNER:
Jerry T. Dye
7568 West Winchester
Nashville, TN 37013

SEND TAX BILL TO:
Regions Bank dba Regions Mortgage
2050 Parkway Office Circle
Birmingham, AL 35244

TAX ID 151-10-0A-018.00-CO

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid to the undersigned, the receipt of which amount being hereby acknowledged, and other good and valuable consideration, **Deirdre Sabina Reilly, unmarried,** has this day bargained and sold, and does hereby transfer and convey unto **Jerry T. Dye and Tracey L. Dye, Husband and wife,** certain land situated in Davidson County, Tennessee, being more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 18 on the Plan of Final Plat of Villages of Long Hunter, P.U.D., Phase 1 of record in Plat at Instrument No. 20010123-0006894, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Deirdre Sabina Reilly, unmarried by Warranty Deed from Don R. Stephenson, unmarried of record at Instrument No. 20040907-0107597, Register's Office for Davidson County, Tennessee, dated August 31, 2004.

TO HAVE AND TO HOLD said lands, including the appurtenances thereon situated, and all the right, title, estate and interest thereto belonging to the said GRANTEE, her heirs and assigns, forever.

I COVENANT with the Grantees herein that I am lawfully seized and possessed of said lands in fee simple; that I have a good and lawful right to convey same; and I do warrant and will forever defend the title thereto against the lawful claims of all persons whomsoever.

REAL PROPERTY TAXES: The real property taxes for the year 2012 shall be prorated as of the date of this deed.

EASEMENTS AND RIGHTS OF WAY: This conveyance is made subject to any and all easements and rights-of-way, public and private, as may be shown of record in the Register's Office for Davidson County, Tennessee, as well as those found upon inspection of the premises. This conveyance is further made subject to any and all matters shown on the plat of record in Instrument No. 20010123-0006894, and restrictions in Instrument No. 20010531-0056382, Instrument No. 20031111-0164945 and Instrument No. 20031111-0164945, and encumbrances as may be shown of record in

the office of the Register of Deeds where the real property is situated.

RULES AND REGULATIONS: This conveyance is made subject to all Governmental rules and regulations and all Davidson County Health Department rules and regulations.

POSSESSION: Possession to be given with delivery of deed.

WITNESS MY HAND on this the 3rd day of October, 2012.

Deirdre Sabina Reilly

STATE OF MA.
COUNTY OF Hampden

Personally appeared before me, the undersigned Notary Public in and for the aforesaid said County and State, **Deirdre Sabina Reilly,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledge that she executed the within Warranty Deed for the purposes therein contained.

WITNESS my hand and official seals at office this 3rd day of October, 2012.

NOTARY PUBLIC 10.3.2012

My Commission Expires: 1-13-2017

LYNDA CAVANAUGH
MY COMM. EXPIRES JAN. 13, 2017
NOTARY PUBLIC COMMONWEALTH OF MASSACHUSETTS

STATE OF TENNESSEE
COUNTY OF Davidson

The actual value or consideration, whichever is greater, for this transfer is $84,900.00.

AFFIANT

Subscribed and sworn to before me this the 3rd day of October, 2012.

NOTARY PUBLIC

My Commission Expires: _____

TAMMY SEXTON
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY
My Commission Expires August 3, 2016