STATE OF Tennessee
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $139,900.00.

× Melba W. Reese
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 16th DAY OF November, 2012.

Notary Public
MY COMMISSION EXPIRES: 3/3/14
File No. G12-5588D

MICHAEL T. MOSER STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

BILL GARRETT, Davidson County
Trans:T20120090817 DEEDWARR
Recvd: 11/29/12 09:11 2 pgs
Fees:13.00 Taxes:517.63
20121129-0109493

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER
Billy W. Reese and Melba W. Reese, husband and wife (NAME)	SAME (NAME)	11-71 and 11-75
3105 Freeman Hollow Road (STREET ADDRESS)	3097 Freeman Hollow Rd (STREET ADDRESS)	
Goodlettsville, TN 37072 (CITY) (STATE) (ZIP)	Goodlettsville TN 37072 (CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND FAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBYACKNOWLEDGED, WE, **Waldean Smith Martin, unmarried,** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Billy W. Reese and Melba W. Reese, husband and wife,** HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS TO-WIT:

Map/Parcel 11-75
Land in Davidson County, Tennessee, described according to a survey dated September 20, 1966, by Harold F. Morris, Surveyor, as follows:

Beginning in the center of Freeman Road at the southeasterly corner of the H.V. Felton property, and running thence, along the center of Freeman Road, South 7°56' East 140 feet to a point; thence due west 945 feet to a point; thence north 7°56' West 140 feet to a fence in H.V. Felton's southerly line; thence, along said fence in Felton's southerly line, which is also the original northerly line of a 30-acres tract conveyed to Earl Ayers and wife, by deed from W.G. Hitt and wife, of record in Book 2965, page 357, Register's Office for said County , due east 945 feet to the beginning, containing 3.008 acres, more or less.

Being the same property conveyed to Harry I. Martin, Jr. and wife, Waldean Smith Martin from Earl Ayers and wife, Wilma Ayers by Deed dated November 4, 1966, of record in Book 4075, page 775, said Register's Office. Henry I. Martin, Jr. having since died May 7, 2003, leaving said property vested in Waldean Smith Martin as the surviving tenant by the entirety.

Map/Parcel 11-71
Two tracts of land in the 10th Civil District, described as follows:

Tract No. 1: Beginning at a point in the West margin of Freeman Hollow Road, said margin being located in the 10th Civil District of Davidson County, Tennessee; thence with said margin N 9° W 200.0 feet to an iron pin; thence S 81° W 250.0 feet to an iron pin; thence S 9° E 148 feet to an iron pin; thence S 87° 39' E 256.0 feet to the point of beginning, containing 1.01 acres, according to a survey by B.G. Johnson on April 9, 1966.

Tract No. 2: Beginning at a point in the west margin of Freeman Road, said margin being located in the 10th Civil District of Davidson County, Tennessee, said point being the N.E. corner of the land conveyed to the Grantors by deed of record in Book 4014, page 883, Register's Office for Davidson County, Tennessee; thence S 81° W 250 feet to a point; thence S 9° E 148 feet to a point in Ayers line; thence with Ayers, N 87°39' W 184 feet to a point; thence N 9° W 200 feet to a point; thence S 87°39' E, 440 feet to the point of beginning and containing 1.01 acres, more or less, according to a survey by B.G. Johnson, Jr., on July 2, 1966.

BEING the same property conveyed to Henry I. Martin, Jr. and wife, Waldean Smith Martin from Henry I. Martin, III and wife, Anne Fraser Martin, by Deed dated November 29, 1978, in Book 5373, Page 977, in the Register's Office for Davidson County, Tennessee. Henry I. Martin, Jr. having since died May 7, 2003, leaving said property vested in Waldean Smith Martin as the surviving tenant by the entirety.

Subject to any and all plats, easements, restrictions, and other matters of record, including, but not limited to, the following:

1. Subject to Right of Way of that portion of Freeman Road included within description.

The 2012 taxes have been paid by the Grantor and the current taxes have been prorated between the Grantor and Grantee. All future taxes will be assumed by the Grantee herein.
The above legal description is the same as that contained in the previous deed of record.

This is improved property, known as 3105 Freeman Hollow Road, Goodlettsville, TN 37072.

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 and assigns, forever, and we do covenant with the said GRANTEES that we are lawfully seized 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, and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Whenever 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/our hand(s) this 15th day of November, 2012.

Waldean Smith Martin

November 15, 2012
Date

STATE OF Tennessee

COUNTY OF Davidson }

Personally appeared before me, the undersigned , a Notary Public in and for said County and State, the within named Waldean Smith Martin, unmarried, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this 15th day of November, 2012.

My Commission Expires: 3/31/14

Notary Public

MICHAEL T. MOSER
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

PREPARED BY AND RETURN TO:

SMITH.SHOLAR.MILLIKEN.PLLC.
P.O. BOX 663
GALLATIN, TN 37066