Davidson County DEEDWARR
Recvd: 10/01/13 13:21 3 pgs
Fees:18.00 Taxes:832.13
20131001-0102919

ALI TAHA ANWAR
COMMONWEALTH OF VIRGINIA
#7561555
COMMISSION EXPIRES
01/31/2017
NOTARY PUBLIC
(Notary Stamp)

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $224,900.00.

Chris Law
Affiant, Champion title and settlement

Subscribed and sworn to before me, this 20th day of September, 2013.

Notary Public

My commission expires: 1/31/17

THIS INSTRUMENT PREPARED BY
Solomon \ Parks Title & Escrow, LLC
8119 Isabella Lane, Suite 105
Brentwood, TN 37027

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
Thomas J. Reichhart and Nicole B. Reichhart	**New Owner**	**Map\Parcel: 173-10-0A-087.00-CO**
6443 Sunnywood Drive		
Antioch, TN 37013		

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGE, WE,

Douglas B. Temple and wife, Shannon K. Taylor

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Thomas James Reichhart and Nicole Bridget Reichhart, 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:

Land in Davidson County, Tennessee, being Lot No. 63 on the Plan of Section 1 of Phase 2 Barnes Bend Estates of record in Plat at Instrument No. 20060914-0114185, 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 Douglas B. Temple and wife, Shannon K. Taylor by Warranty Deed from Justin G. Griffith and wife, Natalie N. Griffith of record at Instrument No. 20120104-0000768, Register's Office for Davidson County, Tennessee, dated December 30, 2011 and recorded on January 04, 2012.

Being the same property previously conveyed to Justin G. Griffith and wife, Natalie N. Griffith by Warranty Deed from The Jones Company of Tennessee LLC, a Missouri limited liability company of record at Instrument No. 20070817-0098608, Register's Office for Davidson County, Tennessee, dated August 15, 2007 and recorded on August 17, 2007.

Also known as 6443 Sunnywood Drive, Antioch TN 37013

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:
The current year's property taxes have been prorated and paid or are assumed by the Grantees. Subsequent taxes are assumed by Grantees; including Rollback taxes, if any.

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 is improved (X) unimproved ( ) property known as 6443 Sunnywood Drive Antioch, TN 37013.

DBT
SKT by DBT HER ATTY IN FACT

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 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. 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/our hand(s) this 20th day of September, 2013.

Douglas B. Temple

Shannon K. Taylor by Douglas B. Temple, Her Attorney In Fact

STATE OF Indiana
COUNTY OF Hamilton

Personally appeared before me, a Notary Public of said County and State, Douglas B. Temple the within named grantors, with whom I am personally acquainted (or who proved to me his identity on the basis of satisfactory evidence), and who acknowledged that he executed this instrument for the purposes therein contained.

Witness my hand, at office, this 20th day of September, 2013.

Notary Public

My Commission Expires: March 30, 2018

ANTHONY VICTOR KING JR. NOTARY PUBLIC SEAL My Comm. Exp. 03/30/2018 Hamilton County STATE OF INDIANA

STATE OF Indiana
COUNTY OF Hamilton

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared **Douglas B. Temple** with whom I am personally acquainted (or who proved to me his identity on the basis of satisfactory evidence), and who, upon oath, acknowledged that he executed the within instrument on behalf of **Shannon K. Taylor** for the purposes therein contained, and who further proved to me that he is the **Attorney in Fact** for **Shannon K. Taylor**, and is authorized by her to execute this instrument on her behalf.

This the 20 day of September, 2013.

Notary Public My Commission Expires: March 30, 2018

ANTHONY VICTOR KING JR. NOTARY PUBLIC SEAL My Comm. Exp. 03/30/2018 Hamilton County STATE OF INDIANA

File #: **413052MG**
RECORD & RETURN TO:
Solomon \ Parks Title & Escrow, LLC
8119 Isabella Lane, Suite 105
Brentwood, TN 37027

True Copy Certification

I, Kate Leonard, do hereby make that I am a custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to the law.

Kate Leonard

State of Maryland

County of Baltimore

Personally appeared before me, Melissa Hess, a notary for Harford County, State of Maryland, Kate Leonard, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed

Melissa M. Hess

Notary Signature

My Commission expires: 4/30/2017

MELISSA M. HESS
NOTARY PUBLIC
HARFORD COUNTY, MD