RETURN TO: EDCO Title & Closing Services, Inc. 6510 Stage Road, Suite 1 Bartlett, TN 38134 PHONE: (901) 382 - 0470 BILL GARRETT, Davidson County Trans:T20130089057 DEEDWARR Recvd: 10/16/13 10:27 2 pgs Fees:13.00 Taxes:814.00 20131016-0107980	State of Tennessee County of Davidson County, Tennessee The actual consideration or value, whichever is greater, for this transfer is **$220,000.00.** Julie Wilson Affiant Subscribed and sworn to before me, this the 14th day of October, 2013. Notary Public My commission expires: (AFFIX SEAL)

CHRIS MARTIN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF SHELBY
MY COMM. EXP. JUNE 25, 2017

THIS INSTRUMENT WAS PREPARED BY
Gregory S. Perrone, PC, Attorney at Law
109 Westpark Drive, Suite 330 Brentwood, TN 37027

WARRANTY DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
Dennis Lee Reed	Dennis Lee Reed & Betty Ann Reed	**181-3-A 239.00 CO**
7424 Stecoah St	7424 Stecoach Street	
Cane Ridge, TN 37013	Cane Ridge, 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 CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGE, WE,

Russell H. Gentry, III and Nan C. Gentry, husband and wife

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

Dennis Lee Reed and Betty Ann Reed, husband and wife

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson County, Tennessee COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being Lot No. 3 on the Plan of Section One of Phase One, Addition to Indian Creek*, of record in Instrument Number 20060330-0035946, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete and accurate description of the property.

Being the same property conveyed to Russell H. Gentry, III and Nan C. Gentry, husband and wife by Warranty Deed from H & J Builders, Inc., a Tennessee Corporation, dated September 14, 2007 and recorded September 18, 2007. of record in Instrument No. 20070918-0111510, Register's Office for Davidson County, Tennessee.

This is improved (__X__) Unimproved (____) property, known as **7424 Stecoah St, Cane Ridge, TN 37013**

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE, his heirs and assigns, forever; and Grantor does covenant with said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same in 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 GRANTEE, his 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 14th day of October, 2013.

Russell H. Gentry, III

Nan C. Gentry

* RS-10 Subdivision - Cluster Lot Option

STATE OF TENNESSEE)
COUNTY OF Williamson)

Before me, the undersigned, a Notary Public of said County and State, personally appeared **Russell H. Gentry, III and wife, Nan C. Gentry**, the bargainor(s) with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this **14th** day of **October, 2013.**

Notary Public

My Commission Expires: 11.3.2015

EMILY H. PROPHET
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

RETURN TO:
EDCO Title & Closing Services, Inc.
6510 Stage Road, Suite 1
Bartlett, TN 38134
PHONE: (901) 382 - 0470