Prepared by:
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103 Forrest Crossing Blvd Suite 205
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615-794-5644

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $155,000.00

RECORDING REQUESTED BY: Lawyer's Escrow Service Inc
AND WHEN RECORDED MAIL TO: David Jason Bridges
[illegible], TN 37215

AFTER RECORDING PLEASE RETURN TO:
Lawyer's Escrow Service Inc.
2021 Richard Jones Rd., Suite 220
Nashville, TN 37215

Affiant

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

Notary Public
My commission expires: 7-6-15

SHANNON PHILBIN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires JULY 6, 2015

| Address of New Owner: | Send Tax Bills to: | Tax Information |
|---|---|---|
| Daniel Reynolds<br>717 Croley Drive<br>Nashville TN 37209-0000 | Wells Fargo Home Mtg<br>PO Box 660278<br>Dallas, TX 75266-0278 | 09008015400 |

BILL GARRETT, Davidson County
Trans:T20130107912 DEEDWARR
Recvd: 12/31/13 09:12 2 pgs
Fees:13.00 Taxes:573.50

20131231-0131031

## WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00, [illegible] hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged Jeffrey L. Davidson and wife Kelly B. Davidson hereinafter referred to as Grantor(s), have bargained and sold, and do hereby transfer and convey to Daniel Reynolds and Laura M. Reynolds, husband and wife hereinafter called the Grantee(s) their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being the North 50 feet of Lot No. 25 on the plan of the subdivision of Lot No. 28 and a part of Lot No. 30 in the plan of the subdivision of the B.F. Cockrill Farm, as recorded in Book 161, page 134 and 135 in the Register's Office for said county. The plan of said Subdivision being of record in Book 332, page 2 in said Register's Office.

Being the same property conveyed to Jeffrey L. Davidson and Kelly B. Davidson, husband and wife by deed dated April 29, 2009 from Bobby L. Ezell and Rosa Ann Ezell of record in Instrument No. 20090504-0040099, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to the following: 1) 2014 taxes, a lien which are not yet due and payable. 2) All matters appearing on plan of Subdivision of the B.F. Cockrill Farm, of record in Book 161 Page 134 and 135, Register's Office for Davidson County, Tennessee

This property is improved property known as 717 Croley Drive, Nashville, Tennessee 37209-0000

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(s), their heirs and assigns, forever. Grantors covenant with Grantee(s) that Grantor(s) are lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor(s) do further covenant and bind themselves, their heirs, assigns and representatives, to warrant and forever defend the title to said land to said Grantee(s), 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 28th day of December, 2013.

Jeffrey L. Davidson

Kelly B. Davidson

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Jeffrey L. Davidson and Kelly B. Davidson, 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 and official seal at Brentwood, Tennessee, this 28th day of December, 2013.

Notary Public

My Commission expires: 2/23/15

Amy Cross Nance
State of Tennessee Notary Public
Williamson County

FILE NO: 07995