BOX 10-B

BILL GARRETT, Davidson County
Trans:T20140026626 DEEDWARR
Recvd: 04/21/14 11:33 2 pgs
Fees:13.00 Taxes:925.00
20140421-0032833

LEE A. COHEN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$250,000.00**

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 18 DAY OF April, 2014.

Notary Public

MY COMMISSION EXPIRES: 5-5-2015

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
COHEN & COHEN, ATTORNEYS AT LAW, 4908 CHARLOTTE AVENUE, NASHVILLE, TN 37209

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
TRACIE C. SMALL	**SAME**	**130-01-0-006.00**
(NAME) **108 ALLENDALE DRIVE**	(NAME)	
(ADDRESS) **NASHVILLE, TN 37205**	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

WARRANTY DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, **I, GLORIA W. REED, UNMARRIED,** HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO , **TRACIE C. SMALL**, HEREINAFTER CALLED THE GRANTEE,HER HEIRS AND OR 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(s) 38, as shown on the map entitled West Meade Farms, Section Three, of record in Plat Book 1835, page 4, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Said Lot No. 38 fronts 100 feet on the northerly side of Allendale Drive and runs back between parallel lines 145 feet to a dead line.

Being the same property conveyed to EDWIN EWING REED, JR. and wife, GLORIA W. REED, by deed from CLARENCE C. ADAMS and wife, IRENE H. ADAMS, of record in Book 1944, page 527, dated March 16, 1951, said Register's Office. Being further conveyed to GLORIA W. REED by deed from EDWIN EWING REED JR. and wife, GLORIA W. REED, of record in Book 6635, page 831, dated August 21, 1985, said Register's Office. Being further conveyed to EDWIN E. REED JR. and wife, GLORIA W. REED, by deed from GLORIA W. REED, of record in Book 8291, page 233, dated February 12, 1991, said Register's Office. The said EDWIN E. REED JR. having since died on or about April 24, 2011, leaving the said GLORIA W. REED as the surviving tenant by the entirety.

This conveyance is subject to all matters as shown on the Plan of record in Plat Book 1835, page 4, said Register's Office and any and all easements, restrictions, and conditions of record which may affect said property in the Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved(X) property, known as **108 ALLENDALE DRIVE, NASHVILLE, TN 37205**
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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. 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 on this 17 day of April, 2014.

Gloria W. Reed

GLORIA W. REED

STATE OF GEORGIA
COUNTY OF Cobb

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named, **GLORIA W. REED** the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this 17th day of April, 2014.

Solomon Lungu
Notary Public

My commission expires: 10.24.2015

