File Box 8

BILL GARRETT, Davidson County
Trans:T20140062049 DEEDWARR
Recvd: 08/21/14 13:55 2 pgs
Fees:13.00 Taxes:2839.75
20140821-0076384

PREPARED BY (AND RETURN TO):

WILKINS & IVEY
Attorneys at Law
104 Woodmont Blvd., Suite 100
Nashville, Tennessee 37205
Phone (615) 298-3312 - Fax 292-8746

Christy Wilkins Ivey *Percy Wilkins, Jr. (retired)*

W & I Ref:(DM) Title No: 53698
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Jason D. Hickok 112 Savoy Circle Nashville, Tennessee 37205	New Owner

TAX MAP-PARCEL NUMBERS: 104140G13100CO

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of $767,500.00 , cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Walker Casey Reed, married,** hereinafter called the **Grantor,** has bargained and sold, and by these presents does hereby transfer and convey unto **Jason D. Hickok** hereinafter called the **Grantee,** Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, being Lot No. 20 on the Plan of Whitworth, Phase 2 of record in Book 7900, page 470, Register's Office for said County, to which Plan reference is hereby made for a more complete description.

Being the same property conveyed to Richard S. Bovender and Sara Bovender, husband and wife, by Warranty Deed from Steven L. Swartz and wife, Stephanie Swartz by deed from Khoury Brothers, LLC, a Tennessee Limited Liability Company of record in Book 11329, page 543, Register's Office for Davidson County, Tennessee, dated January 29, 1999. And being the same property conveyed to Walker Casey Reed by Warranty Deed from Richard S. Bovender and Sara Bovender, husband and wife, dated October 7, 2013 and recorded on October 9, 2013 of record in Doc. No. 20131009-0106117, Register's Office for Davidson County, Tennessee.

Debra P. Reed, spouse of Walker Casey Reed, joins in this conveyance solely to convey any and all marital interest she may have in subject property.

Description Reference: Described according to (or by reference to) the recorded subdivision Plan.

This conveyance is subject to: Taxes for 2014, and subsequent years; The Plan, with Owner's Certificate, of record in Book 7900, Page 470, said Register's Office, which Plan shows a minimum building setback line and easement to which Plan reference is hereby made for a more complete description. The Declaration of Covenants, Conditions and Restrictions of record in Book 8026, page 305, Book 8282, page 45, Book 8830, page 249, Book 8830, page 270, Book 9144, page 153, Book 9778, page 27, Doc. No. 20100615-0046543, amendment to By-Laws in Doc. No. 20020812-0097386, Restrictive Covenant for Accessory Apartment of record in Doc. No. 20091218-0115265, said Register's Office, which sets forth assessments, liens and other matters, to which Declaration reference is hereby made for more particulars.

This is improved property, known as: 112 Savoy Circle, Nashville, Tennessee 37205

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, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised 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 FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 20th day of August, 2014.

W. Casey Reed
Walker Casey Reed

Debra P Reed
Debra P. Reed

State of TENNESSEE
County of DAVIDSON

On this 20th day of August, 2014 , before me the undersigned authority, personally appeared Walker Casey Reed and Debra P. Reed, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires: _____

CHRISTY W. IVEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

MY COMMISSION EXPIRES:
March 3, 2015

_____
Notary

State of TENNESSEE
County of DAVIDSON

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is $767,500.00

_____
Affiant

Sworn and subscribed before me this the 20th day of August, 2014

My Commission Expires: _____

CHRISTY W. IVEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

MY COMMISSION EXPIRES:
March 3, 2015

_____
Notary Public