BILL GARRETT, Davidson County
Trans:T20150007201 DEEDWARR
Recvd: 01/29/15 11:07 4 pgs
Fees:23.00 Taxes:225.70
20150129-0008484

THIS INSTRUMENT PREPARED BY:
Webb Sanders PLLC
2784 Highway 31W
White House, TN 37188

GENERAL WARRANTY DEED

Address New Owner(s):	Send Tax Bills To:	Map/Parcel Number(s):
Donald W. Reese Gina M. Reese 803 Due West Avenue North Madison, TN 37115	New Owner	05101006500

FOR AND IN CONSIDERATION OF the sum of TEN AND NO/100 DOLLARS ($10.00) cash in hand paid and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged **Robert L. McLin, a 1/3 undivided interest, Karlene Early, a 2/9 undivided interest, Wendell R. Early, a 2/9 undivided interest and Karen E. Korwek, a 2/9 undivided interest,** (the "Grantor") have bargained and sold, and hereby transfer and convey, to **Donald W. Reese and Gina M. Reese, husband and wife,** ther heirs and assigns (the "Grantee"), certain real property in Davidson County, Tennessee, more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 91 on the Map of Due West Valley Acres, not of record, in the 11th Civil District of Davidson County, Tennessee, described according to a copy of a survey thereof made by H.R. Swann, Jr., Surveyor dated April 20, 1947, as follows:

Beginning at a point in the Southerly margin of Due West Avenue, at the corner of Lot Nos. 91 and 92; thence with the line between said two lots, Southwesterly 500 feet to a point; thence Northwesterly 46.24 feet to the corner of Lot Nos. 90 and 91; thence with the line between said two lots, Northeasterly 500 feet to the margin of said Due West Avenue; thence with the margin of same, Southeasterly 100 feet to the point of beginning.

Being the same property conveyed by Affidavit of Inheritance as recorded in Instrument Nos. 20140807-0071309 and 20140807-0071310 and Warranty Deed from Anna Sue M. Wright to Martha T. McLin, a single person as recorded on the 3rd day of October, 2007 in Instrument No. 20071003-0117839, in the Register's Office of Davidson County, Tennessee.

This instrument is being executed on behalf of Robert L. McLin by Karlene E. Early, his lawful Attorney in Fact, pursuant to that certain Power of Attorney of record as Instrument No. 20150129-0008481, in the Register's Office for Davidson County, Tennessee.

This instrument is being executed on behalf of Wendell R. Early by Karlene Early, his lawful Attorney in Fact, pursuant to that certain Power of Attorney of record as Instrument No. 20150129-0008483, in the Register's Office for Davidson County, Tennessee. The said Wendell R. Early is also known as Wendell Early.

This instrument is being executed on behalf of Karen E. Korwek by Karlene Early, her lawful Attorney in Fact, pursuant to that certain Power of Attorney of record as Instrument No. 20150129-0008482, in the Register's Office for Davidson County, Tennessee. Karen E. Korwek is also known as Karen Korwek.

TO HAVE AND TO HOLD said property, together with the appurtenances, hereditaments, estate, title and interest thereto belonging, to Grantee, forever.

This is improved property known as 803 Due West Avenue N., Madison, TN 37115.

Said property is conveyed subject to Davidson County Taxes for the year 2015 and subsequent years, not yet due and payable.

Grantor covenants that, subject to the matters set forth above, Grantor is lawfully seized and possessed of said property in fee simple, has good right to convey it and that it is unencumbered. Grantor further covenants and binds itself and its heirs and assigns to warrant and defend to Grantee forever the title to said property against the lawful claims of all persons whomsoever except claims arising out of the matters set forth above.

IN WITNESS WHEREOF, the undersigned Grantor has executed this instrument or has caused same to be executed this 8th day of October, 2014.

Robert L. McLin by Karlene E. Early POA
Robert L. McLin
By: Karlene E. Early, Attorney In Fact

Karlene E. Early
Karlene E. Early

Wendell R. Early by Karlene Early POA
Wendell R. Early
By: Karlene Early, Attorney In Fact

Karen Korwek by Karlene Early POA
~~Karlene Early~~ Karen Korwek
By: Karlene Early, Attorney In Fact

STATE OF TENNESSEE)

COUNTY OF SUMNER)

The actual consideration for this transfer or value of property transferred (whichever is greater) is $61,000.00.

Karlene E. Early
Affiant

Sworn to and subscribed before me this 8th day of October, 2014.

Valerie M Webb
Notary Public

My Commission Expires:
6/19/18

VALERIE MICHELLE WEBB
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

STATE OF TENNESSEE)

COUNTY OF SUMNER)

Personally appeared before me, the undersigned, a Notary Public having authority within the State and County aforesaid, Karlene Early, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand this 8th day of October, 2014.

Valerie M Webb
Notary Public

My Commission Expires:
6/19/18



STATE OF TENNESSEE)

COUNTY OF SUMNER)

Personally appeared before me, the undersigned, a Notary Public having authority within the State and County aforesaid, Karlene E. Early, with whom I am personally acquainted, and who acknowledged that she is the attorney- in- Fact of Robert L. McLin, the within maker, and being authorized by the maker, has executed the within instrument for the purposes therein contained on behalf of said maker.

WITNESS my hand this 8th day of October, 2014.

Valerie M Webb
Notary Public

My Commission Expires:
6/19/18



STATE OF TENNESSEE)

COUNTY OF SUMNER)

Personally appeared before me, the undersigned, a Notary Public having authority within the State and County aforesaid, Karlene Early, with whom I am personally acquainted, and who acknowledged that she is the attorney-in-fact of Wendell R. Early, the within maker, and being authorized by the maker, has executed the within instrument for the purposes therein contained on behalf of said maker.

WITNESS my hand this 8th day of October, 2014.

Valerie M Webb
Notary Public

My Commission Expires:
6/19/18



STATE OF TENNESSEE)

COUNTY OF SUMNER)

Personally appeared before me, the undersigned, a Notary Public having authority within the State and County aforesaid, Karlene Early, with whom I am personally acquainted, and who acknowledged that she is the attorney-in-fact of Karen E. Korwek, the within maker, and being authorized by the maker, has executed the within instrument for the purposes therein contained on behalf of said maker.

WITNESS my hand this 8th day of October, 2014.

Valerie M Webb
Notary Public

My Commission Expires:

6/19/18

