WARRANTY DEED

File #14340

BILL GARRETT, Davidson County
Trans:T20150009571 DEEDWARR
Recvd: 02/06/15 13:04 2 pgs
Fees:13.00 Taxes:610.50
20150206-0011361

CAROL T BAKER
STATE OF TENNESSEE NOTARY PUBLIC
CHEATHAM COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $165,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29TH DAY OF JANUARY, 2015.

Notary Public

MY COMMISSION EXPIRES: 3/24/17
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
American Title & Escrow Services, LLC
7101 Sharondale Court, Suite 200
Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Donna K. Butler	New Owner	-142-01-0-A-028.00CO
(NAME)	(NAME)	
8207 Sawyer Brown Road, E-2		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37221		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I, **Charles Robert Reeves and wife, Jessica Reeves,** HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Donna K. Butler, an unmarried woman,** HEREINAFTER CALLED THE GRANTEE, HIS HEIRS AND 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 Unit E-2, River Plantation Section One, a condominium, a Horizontal Property Regime, located on Sawyer Brown Road, Nashville, Davidson County, Tennessee, as shown on the Plat of River Plantation, Section One, Condominium Apartments, of record in Plat Book 4460, page 59, Register's Office for Davidson County, Tennessee, and described in a Master Deed of record in Book 4562, page 474, as supplemented and amended in Instrument No. 20051020-0126564, and further amended in Instrument No. 20140219-0014288, Register's Office for Davidson County, Tennessee, all to which reference is hereby made for a more complete description of said unit.

Being the same property conveyed to Charles Robert Reeves, unmarried by Warranty Deed from Susanne Young, of record in Instrument No. 20070719-0086071, Register's Office for Davidson County, Tennessee, dated July 17, 2007 and recorded on July 19, 2007. Jessica Reeves, spouse of Charles Robert Reeves, joins in this conveyance for the purpose of quitclaiming and conveying all right, title and interest she might have in and to the above described property.

unimproved ☐
This is improved ☒ property, known as 8207 Sawyer Brown Road, E-2, Nashville, TN 37221

(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 this 29th day of January, 2015.

Charles Robert Reeves

Jessica Reeves

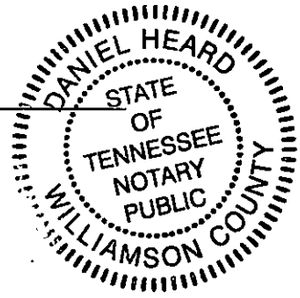
STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public for the State and County the aforesaid, Charles Robert Reeves and wife, Jessica Reeves, with whom I am personally acquainted (or who proved to me his/her identity on the basis of satisfactory evidence), and who, upon oath, acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 29th day of January, 2015.

My commission expires: 9-5-2016

Notary Public



RETURN RECORDED DOCUMENTS TO:

American Title and Escrow Service, LLC
7101 Sharondale Ct. Ste. 200
Brentwood, TN 37027