RECORDING INFORMATION
BILL GARRETT, Davidson County Trans:T20150066070 DEEDWARR Recvd: 08/10/15 10:06 2 pgs Fees:13.00 Taxes:575.35 20150810-0079426

This Instrument Prepared By:
Heritage Title & Escrow Co., Inc.
123 Fifth Ave. North
Franklin, TN 37064
Telephone: (615) 790-8116

File No: 00011994

MAP - PARCEL NO: 075-03-0-001.00

Send Tax Statements To:	Name/Address New Owner:	Name of Mortgagee:
HUFFINES PROPERTIES, LLC	SAME	BANK OF NASHVILLE
613 Ward Circle		1148 Broadway
Old Hickory, TN 37138		Columbus,GA 31901

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, **A. K. REEVES MANAGEMENT, LLC, AKA AK REEVES MANAGEMENT, LLC, a Tennessee limited liability company,** has bargained and sold and by these presents do transfer and convey unto **HUFFINES PROPERTIES, LLC, a Tennessee limited liability company,** its successors and assigns forever, the following described property, to wit:

Land in Davidson County, Tennessee, being Lot No. 9 on the Plan of Tulip Grove, Section I, as of record in Book 3700, page 106, said Register's Office, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Alfred A. Reeves and wife, Krisna Reeves by Warranty Deed from Harold W. Cates and wife, Joan J. Cates, of record in Instrument No. 200310010144762, dated 09/29/2003, and recorded on 10/1/2003, Register's Office for Davidson County, Tennessee.

Property known as 4433 Juneau Drive, Hermitage, Tennessee 37076.

TO HAVE AND TO HOLD said tract of land, together with all improvements thereon and all appurtenances thereunto belonging unto the said Grantee, its successors and assigns forever.

AND GRANTOR DOES COVENANT with the said Grantee, its successors and assigns, that Grantor is lawfully seized and possessed of said property, that Grantor has a good and lawful right to sell and convey same, and that it is free from any lien or encumbrance whatsoever with the following exceptions:

1. **2015 Davidson County property taxes are a lien, but are not yet due and payable.**

2. **All matters as shown on the Plan of record in Plat Book 3700, page 106, Register's Office for Davidson County, Tennessee.**

AND GRANTOR DOES FURTHER COVENANT and bind itself, its successors and assigns, to warrant and defend the title thereto against the lawful claims and demands of all persons whomsoever.

IN TESTIMONY WHEREOF, Grantor has hereunto set its signatures, this the 31 day of July, 2015.

A. K. REEVES MANAGEMENT, LLC
AKA AK REEVES MANAGEMENT, LLC

By: _____
KRISNA REEVES, Managing Member

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

BEFORE ME, the undersigned, a Notary Public in and for said County and State, personally appeared **KRISNA REEVES,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged herself to be the Managing Member of **A. K. REEVES MANAGEMENT, LLC AKA AK REEVES MANAGEMENT, LLC**, the within named bargainor, a limited liability company, and that she as such Managing Member, respectively, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the limited liability company by herself as Managing Member, respectively.

WITNESS my hand and seal, at office, on this 31 day of July, 2015.

My Commission Expires:
12-06-16

_____
Notary Public

DONNA L. SAVAGE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

I CERTIFY that the actual consideration or value, whichever is greater, for this transfer is the sum of **$155,500.00**.

_____
Affiant

SWORN TO and subscribed before me on this 31 day of July, 2015.

My Commission Expires:
12-06-16

_____
Notary Public

DONNA L. SAVAGE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY