Prepared by:
Realty Title & Escrow Company, Inc.
599 Sam Ridley Parkway W Suite 100
Smyrna, TN 37167

Emily Kornbau
State of Tennessee Notary Public
Sumner County
My Commission Expires June 19, 2018

04-1604-55980

STATE OF TENNESSEE
COUNTY OF RUTHERFORD
The actual consideration or value, whichever is greater, for this transfer is $202,000.00.

Affiant

Subscribed and sworn to before me, this 20th day of June, 2016.

Notary Public
My commission expires: 6/19/18

Address of New Owner:	Send Tax Bills to:	Tax Information:
Larry Bradford Reagan, Jr. 1608 Overton Street Old Hickory TN 37138	Ameris Bank 2000 Meridian Blvd Suite 270 Frnaklin, TN 37067	053-03-0-384.00

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Michael Glenn and wife, Michael Glenn f/k/a Michael Cox**, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to **Larry Bradford Reagan, Jr.**, hereinafter called the Grantees, their successors 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 Lot No. 46, on the Plan of Revised Plan of Section E, Village of Old Hickory, of record in Book 1424, Page 132, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Charles Jones and wife, Zola Jones by deed from David Allen Chumley and wife, Stephanie D. Chumley, dated June 12, 2003, recorded June 13, 2003, of record in Instrument No. 20030613-0081827, Register's Office for Davidson County, Tennessee.

Further being the same property conveyed to Michael Glenn and Michael Cox, both unmarried by deed from Charles Jones and wife, Zola Jones, husband and wife, dated June 19, 2014, recorded June 23, 2014, of record in Instrument No. 20140623-0054394, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 1608 Overton Street, Old Hickory, TN 37138.

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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.

BILL GARRETT, Davidson County
Trans:T20160057925 DEEDWARR
Recvd: 07/07/16 12:35 2 pgs
Fees:13.00 Taxes:747.40

20160707-0069635

WITNESS my hand this 20th day of June, 2016.

Michael Glenn

Michael Glenn f/k/a Michael Cox

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, **Michael Glenn and Michael Glenn f/k/a Michael Cox**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand in Smyrna, TN, this 20th day of June, 2016.

Notary Public
State of Tennessee at Large

My Commission expires: 10-20-19

BRANDON W. LIPPMAN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD