BILL GARRETT, Davidson County
Trans: T20170076928 DEEDWARR
Recvd: 09/01/17 13:34 2 pgs
Fees: 13.00 Taxes: 1418.95
20170901-0090217

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $383,500.00

Affiant

Subscribed and sworn to before me, this 29th day of August, 2017

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

BRYAN D. SPICER
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 08-25-2020

THIS INSTRUMENT WAS PREPARED BY:
Southland Title & Escrow Co., Inc.
7101 Executive Center Drive, Suite 151
Brentwood, TN 37027

ADDRESS OF NEW OWNER AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
Forrest Jackson Reynolds 5100 Overton Rd. Nashville, TN 37220	F & M Bank 50 Franklin St. Clarksville, TN 37040	146-15-0123.00

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, I/we, **Mary Lauren Pfieffer (formerly known as Mary Lauren Whitehead), married,** hereinafter called the Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto **Forrest Jackson Reynolds and Victoria Walker Reynolds, husband and wife,** hereinafter called Grantee(s), their heirs and assigns, that certain tract or parcel of land in Davidson County, TENNESSEE, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 12 on the Plan of Brentwood Hall, Section II, of record in Plat Book 2083, Page 23, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Mary Lauren Whitehead, (now known as Mary Lauren Pfieffer) by Warranty Deed from Daniel L. McMurtry, an unmarried man, of record in Instrument No. 20130108-0002255, Register's Office for Davidson County, Tennessee, dated January 04, 2013 and recorded on January 08, 2013.

This conveyance is subject to the taxes for the current year and subsequent years; any and all easements and/or restrictions of record; and all matters shown on the plan of record; all in the said Register's Office.

This is ( ) unimproved (X) improved property, known as: 5100 Overton Road, Nashville, Tennessee 37220

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.

CHARLES BRANDON PFIEFFER, HUSBAND OF MARY LAUREN PFIEFFER, HEREBY JOINS IN THIS CONVEYANCE FOR THE PURPOSE OF CONVEYING ANY AND ALL RIGHT, TITLE AND INTEREST HE MAY HAVE IN THE SUBJECT PROPERTY BY REASON OF HIS MARITAL STATUS OR OTHERWISE.

Witness my/our hand(s) this 28th day of August, 2017.

Mary Lauren Pfieffer
Mary Lauren Pfieffer

Charles Brandon Pfieffer

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Before me, the undersigned authority, a Notary Public within and for the State and County, appeared Mary Lauren Pfieffer and Charles Brandon Pfieffer, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon their oath(s) acknowledged themselves to be the within named bargainor(s), and that they executed the foregoing instrument of their own free will for the purposes therein set forth.

Witness my hand and official seal at office at Brentwood, Tennessee, on this the 28th day of August, 2017.

Jennifer D. Stacey
Notary Public

My Commission Expires: 9/20/17

JENNIFER D. STACEY
NOTARY PUBLIC
STATE OF TENNESSEE
WILLIAMSON COUNTY