ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
Donald A. Reed and wife, Ludie A. Reed	same	MAP 42-16
(NAME)	(NAME)	
1105 EASTDALE AVE		PAR 57
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
NASHVILLE, TENN 37216		FL. BK. 11D15555
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

For and in consideration of the sum of Eight Thousand Seven Hundred Fifty ($8,750.00) & 00/100---------- DOLLARS cash and other good and valuable consideration, the receipt of which is hereby acknowledged, I Marilyn A. Baker the Grantor,

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have bargained and sold, and by these presents do transfer and convey unto the said Donald A. Reed and wife, Ludie A. Reed

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee and being Lot No. "A" of the Resubdivision of Lot No. 49 of the Douglas Levine Subdivision of record in Plat Book 4060, page 193, Register's Office Davidson County, Tennessee and being more particularly described according to a survey by J. Bruce Rainey, Surveyor # 823, dated October 13, 1983 and known as Job No. 83-288 as follows:

Beginning at an iron pin in the Westerly margin of Douglas Street, said margin being 40 ' from the center line of said street, said point of beginning being the Southeast corner of this tract and also being the Northeast corner of Lot "B" of the Resubdivision of Lot 49 of the Douglas Levine Subdivision of record in Plat Book 4060, page 19 3, Register's Office for Davidson County, Tennessee; thence leaving the margin of said Douglas Street and with the Northerly line of said Lot "B" N78° 07' 07" W 274.32' to a set iron pin in the Easterly margin of the Louisville and Nashville Railroad; thence leaving said Lot "B" and with the margin of said Railroad N17° 12' 01" E 51.18' to a set iron pin; thence leaving the margin of said Railroad S77° 54' 54" E 269.58' to a set iron pin in the Westerly margin of Douglas Street; thence with the said margin of Douglas Street S11° 52' 53" W 50.00' to the point of beginning, containing 0.31 acres (13,729 square feet) more or less.

Being part of the same property conveyed to Marilyn A. Baker by deed from Hubert L. Baker of record in Book 5954, page 95, Register's Office for Davidson County.

unimproved (✓)
This is improved ( ) property, known as 216 DOUGLAS ST (House Number) (Street)
MADISON (P. O. Address) TENN (City or Town) 37115 (Zip Code)

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.

Whenever 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 our hands this 22 day of December, 19 83

Marilyn A. Baker ✓

Hubert L. Baker ✓

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, The Undersigned, a Notary Public in and for said County and State, the within named Marilyn A. Baker

the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Madison, Tn, this 22nd day of December, 1983.

My commission expires 4/8/87 Notary Public Betty J. Gassell

STATE OF TENNESSEE
COUNTY OF _____

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted, and who, upon oath, acknowledged _____ to be _____ and _____ respectively of the _____, the within named bargainor, a corporation, and that _____ as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said _____ as such _____ and attesting the same by the said _____ as such _____.

Witness my hand and seal, at office in _____, this 22nd day of December, 1983.

Notary Public

My Commission Expires Jan. 19, 1986

Commission expires _____

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration for this transfer or value of property (whichever is greater) is $ 35,000.00

This is equal to or greater than the property would bring at a fair and voluntary sale.

Donald A. Reed

Sworn to and subscribed before me this 22 day of December, 1983.

My commission expires My Commission Expires Jan. 19, 1986 Notary Public

This instrument was prepared by:

Law Office James R. McKinney 1303 Gallatin Rd., N. Madison, TN 37115
Name Address

WARRANTY DEED

FROM Marilyn A. Baker

TO Donald A. Reed and wife, Ludie A. Reed

IDENTIF. REFERENCE

Dec 27 10 48 AM 1983

H 93809

12/27 97.50- CHECK

1796

Please mail to
Suburban Realty Co
933 Madison St
Madison Tenn 37115

Ticor Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	COTX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MOTX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			35000.00- CAMT.	
			91.00 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	97.50-
1796	A	12/27/83	BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 8 3 8 0 9

IDENTIF. REFERENCE

DEC 27 10 18 AM '83

REGISTER

No. 2339