PAR. BOX 24

BOOK 6966 PAGE 16 FORM NO. WD-1

This instrument prepared from information furnished by parties.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

$47,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF August 1986.

Notary Public

MY COMMISSION EXPIRES: 5/13/89

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Harold Reeves, Attorney (NAME) 640 Spence Lane Nashville, Tn. 37217 (ADDRESS)

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Harold Reeves, Trustee (NAME)	Same (NAME)	Map 108-12-A
640 Spence Lane, Suite 218 (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Par. 2
Nashville, TN 37217 (CITY) (STATE) (P O ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN 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, WE, Richard P. Sims and Susan D. Sims

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Harold Reeves, Trustee, for Title Escrow, Inc. Profit Sharing Plan

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS TO-WIT:

A certain condominium apartment in Davidson County, Tennessee, described as follows: BEING Unit No. 2, Lot No. 52, in a Horizontal Property Regime as shown on the condominium site plan, Section 4, Phase VII, Quail Valley of record in Book 5200, pages 522 and 523, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

BEING the same property conveyed to Richard P. Sims and wife, Susan D. Sims by deed from TennReal Inc., of record in Book 6257, page 678, Register's Office for Davidson County, Tennessee.

The premises herein conveyed is a condominium apartment established pursuant to the provisions of the Tennessee "Horizontal Property Act" as set out in Section 64-2701 et.seq. of the Tennessee Code Annotated and is subject to the provisions and requirements thereof; to the By-laws for the administration thereof; to easements, rights and interests in favor of other unit owners and all sewer, water, electrical, telephone and other utility easements now or hereafter established over, through or upon the land embracing the regime and buildings thereof; and also including without limitation all conditions, covenants, restrictions, options, burdens, assessments and other undertakings contained in the Master Deed establishing a Horizontal Property Regime of Quail Valley, of record in Book 6058, page 828, Register's Office for Davidson County, Tennessee.

This conveyance subject to any and all existing easements of record and Restrictive Covenants of record in Book 4800, page 254, said Register's Office.

This is ( ) unimproved ( ) improved (XXX property, known as 1317 Quail Valley Road (House Number) (Street) Nashville, TN 37214 (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 our hands this 1st day of August, 19 86

Richard P. Sims

Susan D. Sims

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, The undersigned, a Notary Public in and for said County and State, the within named Richard P. Sims and Susan D. Sims

the bargainor S, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal, at Nashville, Tennessee, this 1st day of August 1986.

Commission expires 5/13/89

Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he / they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes 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 official seal at office at _____ on this the _____ day of _____ 19____

My commission expires _____

Notary Public

WARRANTY DEED

FROM

Richard P. Sims and Susan D. Sims

TO

Harold Reeves, Trustee, for Title Escrow, Inc. Profit Sharing Plan

37472

IDENTIFICATION REFERENCE

SEP 2 2 37 PM '86

FELIX E. WILSON JR. REGISTER
DAVIDSON COUNTY, TN

title escrow, inc.
suite 218
640 spence lane
nashville, tennessee 37217

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	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

470CO.CO- CAMT.
131.60 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 138.10-
6767A09/02/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

37472

IDENTIFI. REFERENCE

SEP 2 2 37 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 289696