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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 57,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th DAY OF October, 19 86

Notary Public

MY COMMISSION EXPIRES 7/8/87

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
PATRICIA SPICER CARDEN, ATTORNEY
236 Fourth Avenue North Suite 200 Nashville, Tennessee 37219

ADDRESS NEW OWNER (S) AS FOLLOWS	Send Tax Bills To/Mortgagee Is:	MAP-PARCEL NUMBERS
Bobby D. Judkins et ux (NAME)	Atlantic Coast Mortgage Company (NAME)	05DU 47501
3902 West Valley Drive (STREET ADDRESS OR ROUTE NUMBER)	3975 University Drive Ste 100/210 (STREET ADDRESS)	148-09-0
Nashville, TN 37211 (CITY) (STATE) (P. O. Z.P.)	Fairfax, VA 22030 (CITY) (STATE) (Z.P.)	113.00

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, James F. Reed and wife, Malia L. Reed

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Bobby D. Judkins and wife, Merry Ann Judkins

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:

Land in Davidson County, Tennessee, being Lot No. 37 on the plan of Section Four, Locustwood, of record in Book 2330, page 137, Register's Office for said County.

Said Lot No. 37 fronts 82.0 feet on the easterly margin of West Valley Drive and extends back 190.7 feet on the northerly line and 215.6 feet on the southerly line to a dead line in the rear, measuring 85.6 feet thereon.

Being the same property conveyed to James F. Reed and wife, Malia L. Reed by deed from Everette F. Wilson, Sr. and wife, Dessie Ellen Wilson of record in Book 4991, page 13, Register's Office for Davidson County, Tennessee.

This conveyance is subject to restrictive covenants of record in Book 2706, page 321, said Register's Office, and to the matters set forth in the above referenced plan of record.

5743O

IDENTIFICATION REFERENCE

OCT 28 3 17 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

This is unimproved ( ) improved (X) property, known as 3902 West Valley Drive (House Number) (Street) Nashville, TN 37211 (P. O. Address) (City or Town) (Post or 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 24th day of October, 19 86

James F. Reed

Malia L. Reed

PM

INDIVIDUAL ACKNOWLEDGEMENT

State of Tennessee

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County of Davidson

Personally appeared before me, the undersigned, a Notary Public of said county, James F. Reed and wife, Malia L. Reed

the within named bargainor(s), with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purpose therein contained.

WITNESS my hand, at office, this 24th day of October, 19 86

NOTARY PUBLIC

My commission expires:

2-18-87

CORPORATE ACKNOWLEDGEMENT

State of _____

County of _____

Before me, _____ of the state and county aforesaid, personally appeared _____, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged himself to be President (or other officer authorized to execute the instrument) of the _____, the within named bargainor, a corporation, and that he as such _____, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

WITNESS my hand and seal, at office in _____, this _____ day of _____, 19____.

NOTARY PUBLIC

My commission expires:

WARRANTY DEED

FROM

James R. Reed and wife,

Malia L. Reed

TO

Bobby D. Judkins and wife,

Merry Ann Judkins

PATRICIA SPICER CARDEN
Attorney At Law
236 Fourth Avenue North
Suite 200
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	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
			57901.00- CAMT.	
			162.12 CSTAX	
			.50 PRFEE	
			6.00 WDE D	
			CHECK 167.62-	
			9407A10/28/96 BAL .01	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

57430.

IDENTIFICATION REFERENCE

OCT 28 3 17 PM '96

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 05538