file 47

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO MORTGAGEE:	MAP-PARCEL NUMBERS:
Frederick L. Franklin (NAME)	Colwell Financial Corporation (NAME)	8DA 14185
2609 Aspen Drive (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 353 (STREET ADDRESS)	81-6-100
Nashville, TN 37208 (CITY) (STATE) (ZIP CODE)	Louisville, KY 40201 (CITY) (STATE) (ZIP CODE)	

WARRANTY DEED BOOK 7074 PAGE 627

For and in consideration of the sum of TEN AND 00/100 ---------- ($10.00) DOLLARS

cash in hand paid by the within named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged,

I, JAMES R. REESE, unmarried,

have bargained and sold, and by these presents do transfer and convey unto the said FREDERICK L. FRANKLIN

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, being Lot No. 26 on the Plan of Cumberland Gardens, Section 5, as of record in Book 3300, page 37, Register's Office for Davidson County, Tennessee.

Said Lot No. 26 fronts 43.0 feet on the southerly margin of Aspen Drive and extends back 127.00 feet on the easterly margin and 167.6 feet on the westerly margin to a dead line in the rear which measures 70.4 feet thereon.

Being the same property conveyed to Alton Reese and wife, Juanita Reese by deed from Minus Woodruff and wife, Delores C. Woodruff, of record in Book 4603, page 609, said Register's Office. Also being the same property conveyed to Alton Reese and James Roscoe Reese by quitclaim deed of record in Book 5654, page 40, Register's Office for said County, and by quitclaim deed from Alton Reese to James R. Reese of record in Book 5713, page 184, Register's Office for Davidson County, Tennessee; the sai Juanita Reese having since died.

74678

IDENTIFICATION REFERENCE

Dec 19 9 27 AM '86

REGISTER DAVIDSON COUNTY TN

unimproved ( )
This is improved (xx) property, known as 2609 Aspen Drive (House Number) (Street)
Nashville, TN 37208 (P. O. Address) (City or Town) (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 2nd day of December, 19 86.

James R. Reese

James R. Reese

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 7074 PAGE 628

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named JAMES R. REESE, unmarried

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

Witness my hand and official seal at Madison, Tennessee, this 2nd day of December, 19 86.

My commission expires 7-17-88 Notary Public Joyce B. Kidwell

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 day of , 19 .

Notary Public

Commission expires

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $ 39,950.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

Jimmy Reese

Sworn to and subscribed before me
this 2nd day of December, 19 86.

My commission expires 7-17-88 Notary Public Joyce B. Kidwell

RETURN TO: This instrument was prepared by:
WILLIAM D. CASTLEMAN, ATTORNEY 101 CUMBERLAND AVENUE MADISON, TN 37115
Name Address

WARRANTY DEED

FROM JAMES R. REESE, unmarried

TO FREDERICK L. FRANKLIN

LAW OFFICES
WILLIAM D. CASTLEMAN
101 CUMBERLAND AVENUE
SUITE 100
MADISON, TENNESSEE 37115

AREA CODE 615
TELEPHONE 865-4750

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 7074 PAGE 629

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

39950.00- CONT.
111.72 STATE
.50 PRFEE
0.00 WDEED
CHECK 113.22-
9057A12/19/86 DAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

7 4 6 7 8

IDENTIFICATION REFERENCE

Dec 19 9 27 AM '86

REGISTER'S OFFICE
DAVIDSON COUNTY, TENN.

No. 24790