STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 52,900.00

Subscribed and sworn to before me, this the 16 day of July, 19 87

My commission expires: January 10, 1989

X Brian D. Reyes
Affiant

X
Notary Public

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY
SOUTHEAST TITLE of Tennessee, Inc. 7N11356
Suite 170, Parkway Towers, 404 James Robertson Pky, Nashville, TN 37219

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:
Brian D. Reyes	BILTMORE MORTGAGE COMPANY
3124 Justin Towne Court	P. O. Box 20127
Antioch, TN 37013 (STREET ADDRESS)	Raleigh, NC 27619 (STREET ADDRESS)
CITY STATE ZIP	CITY STATE ZIP
MAP NO. 150-02-0 128.00 02 72185	PARCEL NO.

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 CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, Kevin F. Brennan and wife, Melinda Kay Brennan

HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO Brian D. Reyes and wife, Kandy S. Reyes

HEREINAFTER CALLED GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO LOCATED IN Davidson COUNTY, STATE OF TENNESSEE, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

Being Lot Number 23B on the Plan of Zone Lot Division Lots 13, 14, 23 & 24, Justin Towne, Section Two, Resubdivision of Lots 13 through 26, of record in Plat Book 5200 at page 528, as amended in Book 5200, page 588,, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being all of the property conveyed to Kevin F. Brennan and wife, Melinda Kay Brennan by Deed of record in Book 6151 page 735, Register's office for said County.

This conveyance is subject to taxes for the year 1987 and subsequent years, easements and restrictive covenants of record.

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN
Jul 24 8 23 AM '87

IDENTIFICATION REFERENCE

48687.

THIS IS IMPROVED PROPERTY KNOWN AS 3124 Justin Towne Court, Antioch, TN 37013

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE(S), 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 unincumbered, unless otherwise herein set out, and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend 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 hand S this 16 day of July, 19 87

X Kevin F. Brennan
Kevin F. Brennan

X Melinda Kay Brennan
Melinda Kay Brennan

State of Tennessee
County of Davidson

On this 16 day of July, 19 87, before me personally appeared Kevin F. Brennan & Melinda Kay Brennan to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be their free act and deed.

Witness my hand and official seal.
My Commission expires:

January 10, 1989

Notary Public
Kenneth C. Kant

NOTARY PUBLIC AT LARGE TENN.

State of Tennessee
County of _____

On this _____ day of _____, 19 _____, before me personally appeared _____ to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be _____ free act and deed.

Witness my hand and official seal.
My Commission expires:

_____

Notary Public

WARRANTY DEED

SOUTHEAST TITLE
OF TENNESSEE, INC.
SUITE 170
PARKWAY TOWERS
404 JAMES ROBERTSON PKY
NASHVILLE, TN 37219

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

RECEIVED OF _____

FOR _____

BOOK 7305 PAGE 49

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
			52900.00- CASH	
			148.12 STATE	
			.50 RP	
			6.00 MISC	
			CHECK 154.62-	
			3263AG//24/87 TAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

4.8.6.8.7.

IDENTIFT REFERENCE

JUL 24 8 23 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 107358