THIS INSTRUMENT PREPARED BY:

WATTS & UNDERWOOD, ATTORNEYS
Suite 150
2000 Richard Jones Road
Nashville, Tennessee 37215

Mail

BOOK 7593 PAGE 742

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
BEN ANDERSON ALLEN	BEN ANDERSON ALLEN	MAP 83-06
(NAME)	(NAME)	
215 Manchester Avenue	615 Woodland Street	PARCEL 127
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee 37206	Nashville, Tennessee 37206	27W 04385
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of THIRTY FIVE THOUSAND AND 00/100---------- *Dollars,*

LOVIE JOHNSON REECE

have this day bargained and sold, and do hereby transfer and convey unto the said BEN ANDERSON ALLEN, unmarried

the Grantees herein, their (successors), heirs and assigns,

certain real estate in Davidson County, Tennessee, as follows

BEING Lot No. 37 on the Plan of Beaumont Place, of record in Book 332, page 38, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

BEING the same property conveyed to John B. Reece and wife, Lovie Johnson Reece, by deed from John B. Beckett, Trustee, of record in Book 3279, page 416, Register's Office for said county; the said John B. Reece having since died.

FILED A.D. WILSON II REGISTER DAVIDSON COUNTY, TN
JUL 7 2 26 PM '88

IDENTIFICATION REFERENCE

47272

MITCHELL A. [illegible] NOTARY PUBLIC

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 35,000.00

Subscribed and sworn to before me this the 30th *day of* June *19* 88

My commission expires March 11, 1990 *(Affix Seal)*

Affiant Ben Anderson Allen

Notary Public [illegible]

This is improved (X) unimproved ( ) property, known as 215 Manchester Avenue, Nashville, Tennessee 37206
(House Number) (Street) P.O. Address (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

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 30th *day of* June *19* 88*the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Lovie Johnson Reece
LOVIE JOHNSON REECE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Personally appeared before me Mitchell A. Watts, *a Notary Public in and for said County and State* LOVIE JOHNSON REECE

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

Witness my hand and official seal at Nashville, *Tennessee, this* 30th *day of* June, *19* 88

Mitchell A. Watts
Notary Public

Commission expires March 11, 1990

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, *a Notary Public 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* _____ *self to be* _____ *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* _____ *self as* _____

Witness my hand and seal, at office in _____, *this* _____ *day of* _____, *19*____

_____
Notary Public

Commission expires _____

WARRANTY DEED

FROM

LOVIE JOHNSON REECE

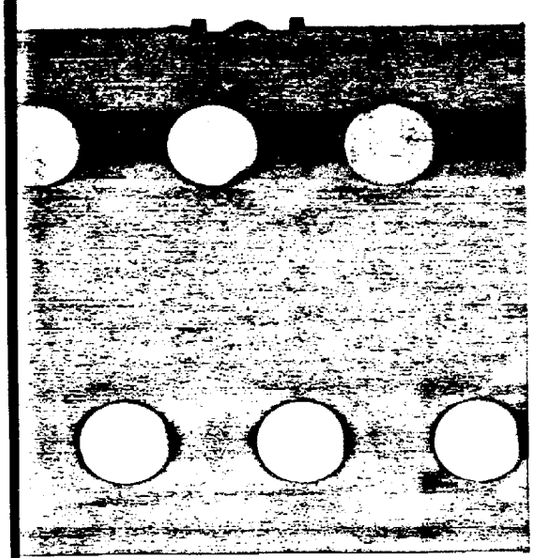
TO

BEN ANDERSON ALLEN, unmarried

4705 07/07 0101 03CHECK 122.00

OFFICIAL RECEIPT

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



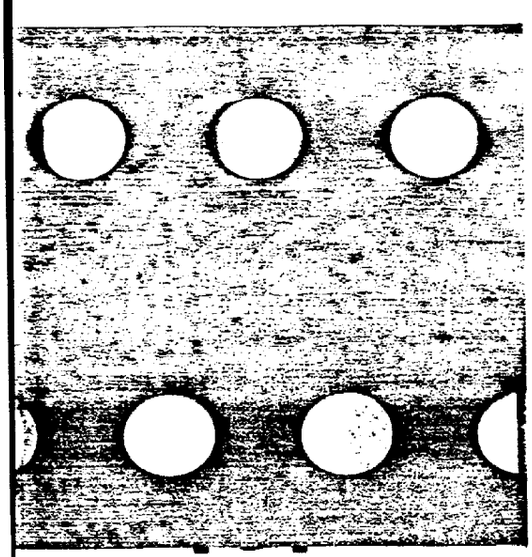
RECEIVED OF _____

FOR _____

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

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

CHMT	35000.00
CON TX	115.50
PRFEE	0.50
WDEED	6.00
TOTAL	122.00
CHECK	122.00

47272

IDENTIFICATION REFERENCE

JUL 7 2 26 PM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

07/07/88 01 14:27 0001 4705

No. 110561