File Box 29

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 73,000.00

Angela C. Reed
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22nd DAY OF December, 19 89.

Ollie Mai Parsley
Notary Public Ollie Mai Parsley

MY COMMISSION EXPIRES: May 8, 1991

THIS INSTRUMENT WAS PREPARED BY
J. Blake Freeman, Attorney at Law, 50 Century Blvd., #120, Nashville, TN 37214
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Michael E. Reed (NAME)	Investors Federal Savings Bank (NAME)	Map 76-5
4905 Leesa Ann Lane (STREET ADDRESS OR ROUTE NUMBER)	2021 Richard Jones Road (STREET ADDRESS)	Parcel 18
Hermitage, TN 37076 (CITY) (STATE) (P. O. ZIP)	Nashville, TN 37215 (CITY) (STATE) (ZIP)	4D-68070

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, Benton C. Forkum, Jr. and wife, Melodie A. Forkum

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Michael E. Reed and wife, Angela C. Reed

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. 17 on the Plan of Hidden Hill, as of record in Book 4860, page 43, Register's Office for said County, to which plan reference is hereby made for a more complete and detailed description of said lot.

BEING the same property conveyed to Benton C. Forkum, Jr. and wife, Melodie A. Forkum by deed from Victor L. Smith and wife, Victoria B. Smith, filed of record in Book 7954, page 571, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing easement, restrictions and building setback lines of record.

7786 12/27 0101 03CHECK 247.90

9.1.86.4.

IDENTIFICATION REFERENCE

DEC 27 1 40 PM '89

DELIA A. WILSON REGISTER
DAVIDSON COUNTY, TN

This is improved (X) unimproved ( ) property, known as 4905 Leesa Ann Lane, Hermitage, TN 37076
(House Number) (Street) (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 hand s this 22nd day of December, 19 89

Benton C. Forkum Jr.
Benton C. Forkum, Jr.

Melodie A. Forkum by Benton C. Forkum atty in fact.
Melodie A. Forkum
by Benton C. Forkum, Jr.,
Attorney in Fact

STATE OF TENNESSEE
County of Davidson

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Personally appeared before me, Ollie Mai Parsley, a Notary Public in and for said County and State, the within named Benton C. Forkum, Jr. ~~MHSXMXRXXMRXXSXXXXXXXXXXXXXX~~

(or proved to me on the basis of satisfactory evidence)

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 Hermitage, Tennessee, this 22nd day of December, 19 89

Commission expires May 8, 1991

Ollie Mai Parsley Notary Public

STATE OF TENNESSEE

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 _____

*(or proved to me on the basis of satisfactory evidence)

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19 ____

My commission expires _____

_____ Notary Public

WARRANTY DEED

FROM

~~Benton C. Forkum, Jr. and wife,~~

Melodie A. Forkum

TO

~~Michael E. Reed and wife, Angela C.~~

~~Reed~~

Return to:

PRIORITY ESCROW SERVICES INC.
50 Century Boulevard
Suite 120
Nashville, TN 37214

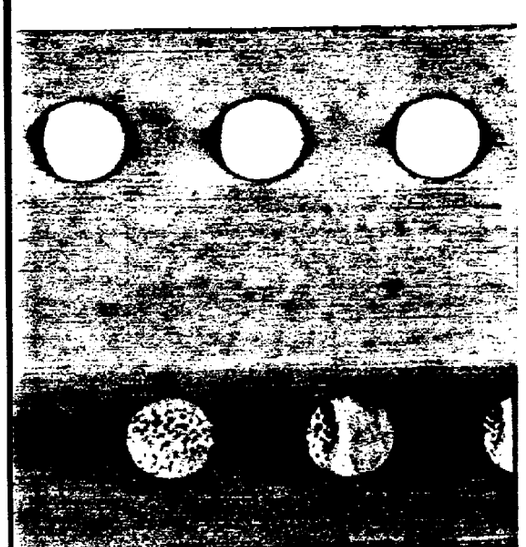
STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 22nd day of December, 1989, before me personally appeared Benton C. forkum, Jr. to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of Melodie A. Forkum and acknowledged that he executed the same as the free act and deed of said Melodie A. Forkum.

My Commission Expires:
May 8, 1991

Notary Public





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
				CAMT 73000.00
				CON TX 240.90
				PRFEE 1.00
				WDEED 6.00
				TOTAL 247.90
				CHECK 247.90
12/27/89	01			13:41 0001 7786

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

9.1.8.6.4.

IDENTIFICATION REFERENCE

DEC 27 1 40 PM '89

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 278904