53367

IDENT. A REFERENCE

MAIL ENV.

mail

THIS INSTRUMENT PREPARED BY:
STEWART & BLACK, ATTORNEYS
333 SOUTH GALLATIN ROAD
MADISON, TN 37115

94 MAY 24 AM 11:21

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN.

ADDRESS NEW OWNER:

PHILLIP L. GREENE
1607 BERRYWOOD DRIVE
NASHVILLE, TN 37216

MAP/PARCEL NUMBER:

MAP 072-08-0
PARCEL 054.00

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SEND TAX BILLS TO:

AMSOUTH MORTGAGE CO., INC.
POST OFFICE BOX 847
BIRMINGHAM, AL 35201-0847

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $70,167.94.

Denise C. Collins

AFFIANT

Subscribed and sworn to me, this the 24th day of May, 1994.

PAUL W. WOODALL NOTARY PUBLIC DAVIDSON COUNTY, TN

Ella [illegible]
Notary Public
My commission expires: 11-25-95

WARRANTY DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN AND no/100 ($10.00) DOLLARS, cash in hand paid and other good and valuable considerations, including a certain indebtedness from BOBBY E. WARNER AND WIFE, PRISCILLA CAPRICE WARNER to CHARLES W. WALL, TRUSTEE, as evidenced by a Deed of Trust of record in Book 6956, page 308, said Register's Office, the liability for which the Grantee hereby expressly assumes and holds Grantor harmless from same, the receipt and sufficiency of which are hereby expressly acknowledged, I, JUDY A. REAGAN, A MARRIED WOMAN, hereinafter referred to as GRANTOR, have this day bargained and sold, and do hereby transfer and convey unto the said PHILLIP L. GREENE, UNMARRIED, hereinafter referred to as GRANTEE, HIS successors, heirs and assigns, certain real estate in DAVIDSON County, Tennessee, being more particularly described in Exhibit "A", which is attached hereto and incorporated herein by reference, together with all right, title and interest of GRANTOR(S) in and to any easements and rights-of-way adjoining or abutting said real estate and any covenants and other rights appurtenant thereto (the "Property"). This conveyance of the "Property", and all covenants and warranties contained herein, are made expressly subject to the exceptions and other matters set forth in Exhibit "B", which is attached hereto and incorporated herein by reference.

This is improved property known as 1607 BERRYWOOD DRIVE, NASHVILLE, TENNESSEE 37216.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said GRANTEE, HIS successors, heirs and assigns forever, I covenant that I AM lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered except to the extent otherwise set forth in Exhibit "B" hereto.

SAMMY L. TILSLEY, husband of Judy A. Reagan, the Grantor herein, joins in this conveyance for the sole purpose of conveying any right, title and interest he may have in and to the property described in Exhibit "A" attached hereto, marital or otherwise.

I further covenant and bind MYSELF and MY heirs and representatives, to warrant and forever defend the title to said GRANTEE, HIS successors, heirs and assigns, against the lawful claims of all persons.

WITNESS our hands this 20 day of MAY, 1994.

PHILLIP L. GREENE

JUDY A. REAGAN

SAMMY L. TILSLEY

STATE OF TENNESSEE :

COUNTY OF DAVIDSON :

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, JUDY A. REAGAN AND HUSBAND, SAMMY L. TILSLEY, the within named bargainors, with whom I am personally acquainted (or who proved TO ME upon satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at MADISON, Tennessee, on this the 20 day of MAY, 1994.

DENISE C. ALLIS NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

notary public

My commission expires: 5-11-96

STATE OF TENNESSEE :
county of davidson :

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, PHILLIP L. GREENE, the within named bargainors, with whom I am personally acquainted (or who proved to me upon satisfactory evidence), and who acknowledged that he executed the within iinstrument for the purposes therein contained.

Witness my hand and official seal at MADISON, Tennessee, on this the 20th Day of May, 1994.

DENISE C. ALLIS NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

notary public

My commission expires: 5-11-96

EXHIBIT 'A'

Land in Davidson County, Tennessee, being Lot No. 26 on the Plan of Geneiva Heights, as of record in Book 2083, page 65, Register's Office for Davidson County, Tennessee, to which Plan is hereby referenced for a complete and accurate description thereof.

Being the same property conveyed to Judy A. Reagan by Warranty Deed from Bobby E. Warner and wife, Priscilla Caprice Warner, of record in Book 8053, page 532, Register's Office for Davidson County, Tennessee.

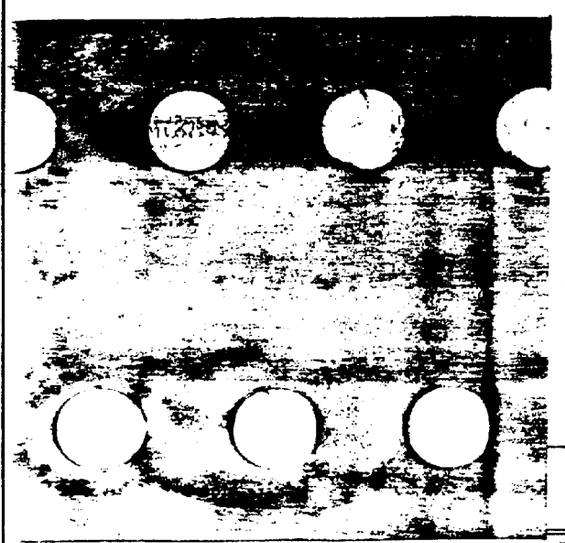
EXHIBIT 'B'

1. Real property taxes for 1994 and all future years.

2. All matters set forth on the Plan of record in Book 2083, page 65, said Register's Office.

3. Deed of Trust from Bobby E. Warner and wife, Priscilla Caprice Warner, to Charles W. Wall, Trustee, of record in Book 6956, page 308, said Register's Office, to secure to Collateral Investment Company the payment of one note dated August 7, 1986, in the original principal amount of $54,350.00, due and payable as set forth therein.

95-2 15/24 1101 03CHECK 272.52



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

RECEIVED OF _____

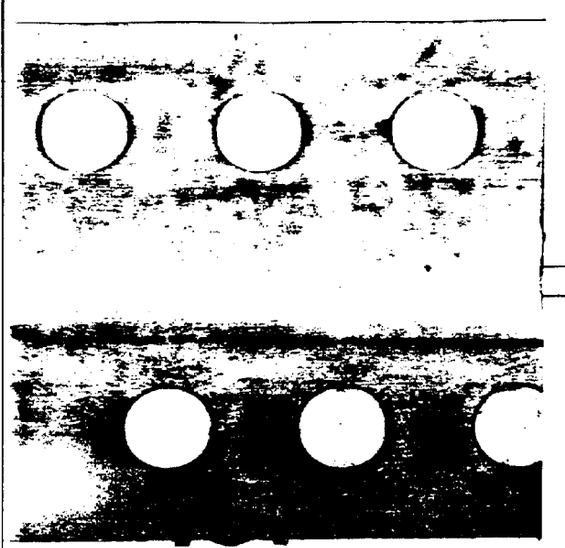
FOR _____

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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
				CAMT 70137.94
				CON TX 259.62
				PRFEE 1.00
				MTGFEE 12.00
				TOTAL 272.62
				CHECK 272.62
			05/24/94 01	11:20 0001 9662

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



53367
IDENTIF. & REFERENCE

94 MAY 24 AM 11: 2

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN

No. 794653