THIS INSTRUMENT PREPARED BY:
LIBERTY ESCROW, INC.
417 Welshwood Drive, Suite 109
Nashville, TN 37211

New Owner:	Send Tax Bills To:
Mr. & Mrs. Randall Reeves	Crye-Leike Mortgage Company
4428 Stoneview Drive	6525 Quail Hollow Road
Nashville, Tn. 37013	Memphis, Tn. 38120

Map & Parcel 165-13-A-16

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of ten ($10.00) dollars, cash in hand paid, by the hereinafter named Grantees, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, we Karine H. Donaven

the GRANTORS herein, have this day bargained and sold, and do hereby sell, transfer and convey unto Randall Reeves and wife, Tracy Groh Reeves

the GRANTEES herein, their heirs and assigns, the following described tracts or parcels of land located in Davidson County, Tennessee, described as follows, to wit:

BEING Lot No. 511 on the Plan of Section 5, Peppertree Forest, P.U.D., as of record in Book 6900, page 943, and revised in Book 7900, page 499, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

BEING the same property conveyed to Karine H. Donaven by deed of record in Book 9104, page 523, said Register's Office.

This conveyance is made subject to any and all restrictions and easements of record in said Register's Office, especially to those restrictions of record in Book 8757, page 607, said Register's Office, and to the By-Laws for Peppertree Forest Homeowners Association as of record in Book 8757, page 623, said Register's Office.

TO HAVE AND TO HOLD the premises aforesaid, together with all the appurtenances and immunities thereto pertaining, unto the said Grantees, their heirs, successors and assigns forever; and we do covenant with the said Grantees, their heirs, successors and assigns, that we are lawfully seized in fee of said land; that they have a good and perfect right to make this conveyance; that said land is unencumbered unless otherwise herein set out; and we do further covenant and bind ourselves our heirs and assigns to warrant and forever defend the title in and to said land against the lawful claims and demands of all person, whomsoever. Wherever used herein the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders. Witness our hands on the date contained in the notary acknowledgement herein below.

x Karine H Donaven Unmarried.
Karine H. Donaven

STATE OF TENNESSEE COUNTY OF Davidson

Personally appeared before me a notary public in and for said County and State, Karine H. Donaven, the bargainors, with whom I am personally acquainted, (or who proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the foregoing instrument for the purposes therein contained.
Witness my hand and official seal at Nashville, Tennessee, this 21st day of December, 19 94.

Notary Public

My Commission Expires:
6-13-98

STATE OF TENNESSEE COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transaction is $69,000.00

Randall Reeves
Affiant

Sworn and subscribed to before me this 21st day of December, 19 94.

Notary Public

My Commission Expires:
6-13-98

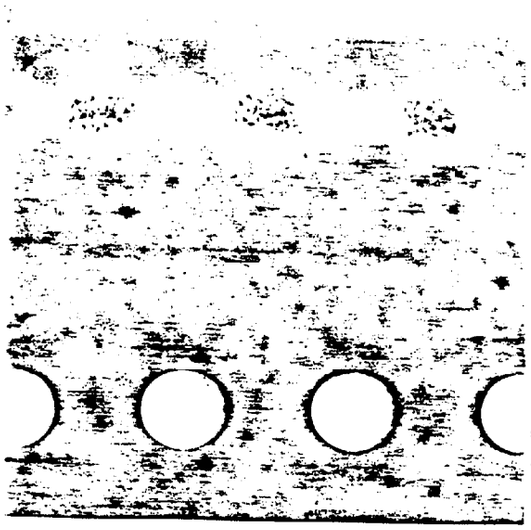
MAIL ENV.

21796

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE



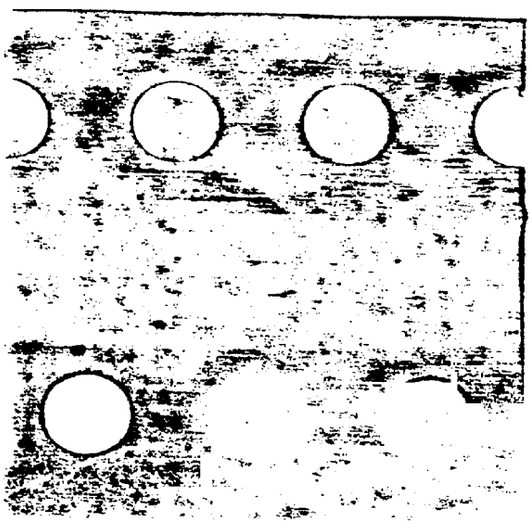
RECEIVED OF _____

FOR _____

BOOK 9560 PG 674

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 69000.00
CON TX 255.30
PRFEE 1.00
WDEED 8.00
TOTAL 264.30

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 264.30

12/30/94 01 15:13 0001 8093

21796
IDENTIF. & REFERENCE

94 DEC 30 PM 3:13

REGISTER
DAVIDSON COUNTY, TN.

No. 867977