This Instrument Prepared By:
HAROLD REEVES, ATTORNEY P.C.
640 Spence Lane, Suite 218
Nashville, TN 37217
(615) 361-6679

File Box 24

BOOK 9561 PG 547

ADDRESS NEW OWNER:
707 SHELBY AVENUE TRUST
101 Northcreek Blvd. #480
Goodlettsville, TN 37072

SEND TAX BILL:
To Owner

MORTGAGEE:

MAP AND PARCEL:
MAP 93-4
PARCEL 26
18W-06620

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 considerations, the receipt of which is hereby acknowledged, I, Harold Reeves, Trustee, with full power to mortgage, sell and convey without the joinder of any beneficiary, hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto 707 SHELBY AVENUE TRUST, hereinafter called the Grantees, it's successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

> BEING Lot No. 97, on the Plan of Williams Addition to Edgefield, of record in Plat Book 21, Page 45, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.
>
> BEING the same property conveyed to Harold Reeves, Trustee, with full power to mortgage, sell and convey without the joinder of any beneficiary, by Quitclaim Deed from Amanda N. Little of record in Book 9524, Page 549, and as re-recorded in Book 9527, Page 803, Register's Office for Davidson County, Tennessee.

This is part of the same description as in previous deed of record.

This Property is conveyed "AS IS, WHERE IS" and is subject to any and all easements of record.

Taxes for 1994 have been pro-rated and paid.

This is improved property known as 707 Shelby Avenue, Nashville, TN 37206.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said 707 SHELBY AVENUE TRUST, it's successors and assigns, forever; and I, Harold Reeves, with full power to mortgage, sell and convey without the joinder of any beneficiary, do covenant with the said Grantees that I am 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 I do further covenant and bind myself, my successors and representatives, to warrant and forever defend the title to the said land to the said Grantees, it's successors and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this the 27th day of December, 1994.

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Harold Reeves Trustee

03CHECK 175.50

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Harold Reeves Trustee, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained and who further acknowledged that he is the of the maker, or a constituent of the maker, and is authorized by the maker, or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker. Witness my hand and official seal at Nashville, Tennessee, this the 27th day of December, 1994.

NOTARY PUBLIC

My Commission Expires: 3/22/97

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $ 45,000.00

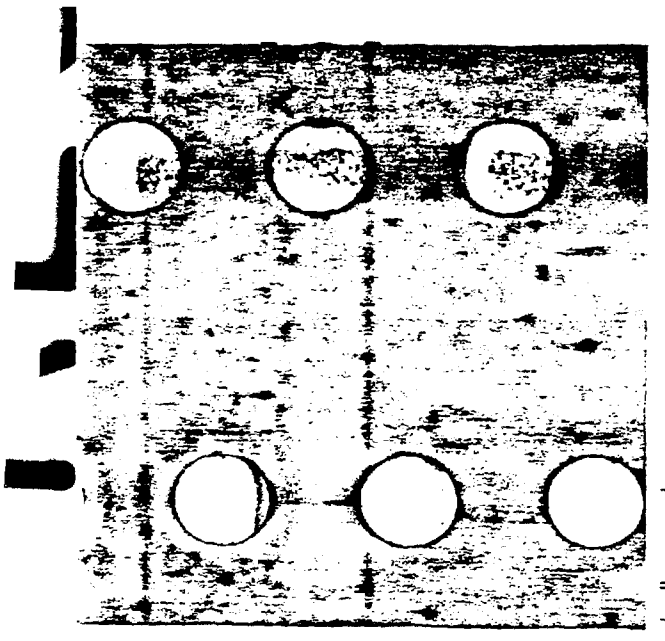
AFFIANT

Subscribed and sworn to before me this 27th day of December, 1994.

NOTARY PUBLIC
My Commission Expires: 3/22/97

22139
IDENTIFICATION REFERENCE

95 JAN -3 [illegible]



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

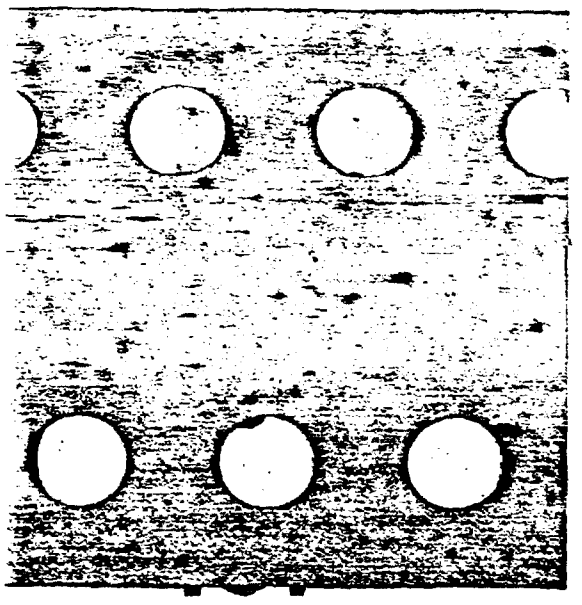
RECEIVED OF _____

FOR _____

BOOK 9561 PG 549

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



DAMT	45000.00
DON TX	166.50
PRFEE	1.00
WDEED	8.00
TOTAL	175.50
CHECK	175.50

01/03/95 01 10:44 0001 8444

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

22139
IDENTIFICATION REFERENCE

95 JAN -3 AM 10:45
REGISTER
DAVIDSON COUNTY, TN.

No. 868322