Box 1

WARRANTY DEED

THE PREPARER OF THIS DEED MAKES NO REPRESENTATION AS TO THE STATUS OF THE TITLE OF THE PROPERTY CONVEYED HEREIN.

LORI HOLLOWAY
NOTARY PUBLIC AT LARGE
RUTHERFORD COUNTY, TENNESSEE
MY COMMISSION EXPIRES 10-9-99

STATE OF TENNESSEE
COUNTY OF Davidson BOOK 10083 PG 226

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 40,000.00

Reginald Reynolds
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF May, 19 96

Lori Holloway
Notary Public

MY COMMISSION EXPIRES: October 9, 1999
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Guaranty Title and Escrow Co., 2711 Murfreesboro Rd. #200, Antioch, TN 37013

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Reginald D. Reynolds	Tennessee Mortgage Corporation	106-13
(NAME) 324 Leafland Avenue	(NAME) 139 Charter Place	192
(ADDRESS) Nashville, TN 37210	(ADDRESS) LaVergne, TN 37086	6DA-16276
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, ~~Beverly M. McMahon~~ The Estate of Madge McMahon Bennett

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Reginald D. Reynolds, unmarried

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 ~~part of~~ Lot No. 17 on the Plan of Re-Subdivision of part of Sadler Place, Section 9, of record in Plat Book 2083, Page 77, also described in Deed Book 5506, Page 374, Register's Office for said County, to which reference is made for a more complete description.

Included in the above description, but EXCLUDED from this conveyance is the property conveyed to Clarence E. Judkins and wife, Vera M. Judkins, by deed from A. J. McMahon and wife, Aileen McMahon, of record in Book 2648, page 366, Register's Office for said County, described as follows: Land in Davidson County, Tennessee, being the easterly 50 feet of Lot No. 17 on the Resubdivision of part of Sadler Place, Section 9, as of record in Book 2083, page 77, Register's Office for said County, being also the southerly part of Lot No. 96 on the Plan of Sadler Place, as of record in Book 332, page 31, said Register's Office. Said Part of Lot No. 17 fronts 50 feet on the northerly side of Leafland Avenue and extends back 100 feet, more or less, on the westerly line with the easterly margin of Oakland Avenue (now closed) as shown on the Plan of Sadler Place, of record in Book 332, page 31, said Register's Office, and 129.8 feet on the easterly line, to the southerly margin ot the N.C. & St. L. Railroad right-of-way measuring 50 feet, more or less, thereon.

Being the same property to Madge McMahon Bennett by deed of record in Book 5506, Page 374. The said Madge McMahon Bennett having since died. Said property is now vested in the heirs at law of Madge McMahon Bennett reference Davidson County probate No. 95P-1680. The undersigned having all the heirs of Madge McMahon Bennett.

unimproved ( )
This is improved (XX) property, known as 324 Leafland Avenue, Nashville, TN 37210
(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 my hand this 31st day of May, 1996

Beverly M. McMahon
Beverly M. McMahon

DGTN01WC

Elaine Good Elaine Hood
By: Beverly M. McMahon
Beverly M. McMahon, Attorney-in-fact

Faye Pickard Faye Pickard
BY: Beverly M. McMahon
Beverly M. McMahon, Attorney-in-fact

Joe Wesley McMahon Joe Wesley McMahon
By: Beverly M. McMahon
Beverly M. McMahon, Attorney-in-fact

Karyle S. Hayes Karyle S. Hayes
By: Beverly M. McMahon
Beverly M. McMahon, Attorney-in-fact

Andrew De Forrest McMahon Andrew DeForrest McMahon
By: Beverly M. McMahon
Beverly M. McMahon, Attorney-in-fact

Tony B. McMahon Tony B. McMahon
By: Beverly M. McMahon
Beverly M. McMahon, Attorney-in-fact

0191620
IDENTIFICATION REFERENCE
96 JUN 11 PM 1:57
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

BOOK 10083 PG 228

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Beverly M. McMahon ~~and Heirs of Madge McMahon Bennett~~

the bargainor s, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Antioch, Tennessee, this 31st day of May 19 96

Commission expires October 9, 1999

Notary Public

LORI HOLLOWAY
NOTARY PUBLIC AT LARGE
RUTHERFORD COUNTY, TENNESSEE
MY COMMISSION EXPIRES 10-9-99

STATE OF TENNESSEE
COUNTY OF

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 _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute 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 _____.

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

My commission expires _____

_____
Notary Public

STATE OF Tennessee
COUNTY OF Davidson

On this May 31, 1996 before me personally appeared Beverly M. McMahon, the person who executed the foregoing instrument on behalf of Faye Pickard, Andrew De Forrest McMahon, Karyle S. Hayes, Elaine Good, Tony B. McMahon, Joe Wesley McMahon, ~~Madge McMahon Bennett~~, and acknowledged that she executed the same as the free act and deed of the said Faye Pickard, Andrew De Forrest McMahon, Karyle S. Hayes, Elaine Good, Tony B. McMahon, Joe Wesley McMahon, ~~Madge McMahon Bennett~~ through Power of Attorney granted her by the said Faye Pickard, Andrew De Forrest McMahon, Karyle S. Hayes, Elaine Good, Tony B. McMahon, Joe Wesley McMahon, ~~Madge McMahon Bennett~~.

Commission Expires: _____

Notary Public:

LORI HOLLOWAY
NOTARY PUBLIC AT LARGE
RUTHERFORD COUNTY, TENNESSEE
MY COMMISSION EXPIRES 10-9-99

This conveyance is subject to any and all existing restrictions and easements of record.

This instrument is executed on behalf of Faye Pickard by Beverly M. McMahon as her Attorney-In-Fact pursuant to recorded Power of Attorney of record in Book 10083, Page 222, in the Register's Office for Davidson County, Tennessee.

This instrument is executed on behalf of Andrew De Forrest McMahon by Beverly M. McMahon as his Attorney-In-Fact pursuant to recorded Power of Attorney of record in Book 10083, Page 221, in the Register's Office for Davidson County, Tennessee.

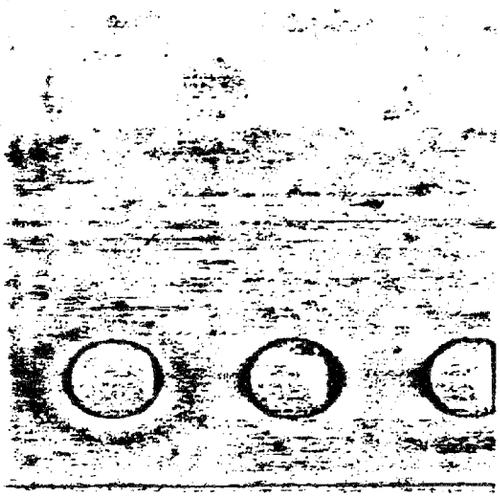
This instrument is executed on behalf of Karyle S. Hayes by Beverly M. McMahon as her Attorney-In-Fact pursuant to recorded Power of Attorney of record in Book 10083, Page 220, in the Register's Office for Davidson County, Tennessee.

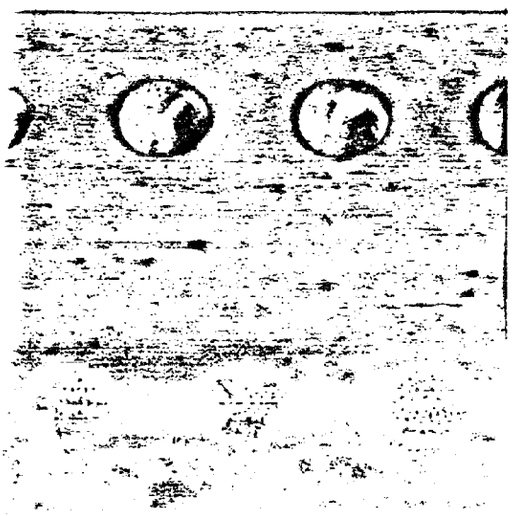
This instrument is executed on behalf of Elaine Good by Beverly M. McMahon as her Attorney-In-Fact pursuant to recorded Power of Attorney of record in Book 10083, Page 223, in the Register's Office for Davidson County, Tennessee.

This instrument is executed on behalf of Tony B. McMahon by Beverly M. McMahon as his Attorney-In-Fact pursuant to recorded Power of Attorney of record in Book 10083, Page 224, in the Register's Office for Davidson County, Tennessee.

This instrument is executed on behalf of Joe Wesley McMahon by Beverly M. McMahon as his Attorney-In-Fact pursuant to recorded Power of Attorney of record in Book 10083, Page 225, in the Register's Office for Davidson County, Tennessee.

2279 06/11 0101 03CHECK 165.00





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

RECEIVED OF _____

FOR _____

BOOK 10083 PG 230

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 40000.00
				CON TX 148.00
				PRFEE 1.00
				WDEED 16.00
				TOTAL 165.00
				CHECK 165.00
			06/11/96 01	14:00 0001 2279

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0191620
IDENTIF. ↑ REFERENCE

96 JUN 11 PM 1:57
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1050114