Box 44

458002 07/19/96
THIS INSTRUMENT PREPARED BY:
BASS, BERRY & SIMS (WBJ)
2700 First American Center
Nashville, Tennessee 37238

WARRANTY DEED BOOK 10131 PG 439

ADDRESS NEW OWNER(s)	SEND TAX BILLS TO	MAP-PARCEL NUMBER
Stuart R. Reeve and wife, Linda C. Reeve 215 Jackson Blvd. Nashville, TN 37205	~~Same~~ NationsBanc Mortgage Corp. P. O. Box 35140 Louisville, KY 40232	Map 116-10 Parcel 78

FOR AND IN CONSIDERATION of the sum of Six Hundred Tenn Thousand Dollars ($610,000), and other good and valuable consideration the receipt of which is hereby acknowledged, William W. Berry, Jr. and wife, Linda L. Berry, (the "Grantors") have this day bargained and sold and by these presents do hereby transfer and convey to Stuart R. Reeve and wife, Linda C. Reeve, (the "Grantees"), their heirs and assigns, the following real property located in Davidson County, Tennessee, to wit:

Being the northerly one-half of the westerly 105 feet of Lot No. 14 and the northerly one-half of the easterly 60 feet of Lot No. 15 on the Plan of A. M. Bransford's Subdivision of Lots Nos. 29 through 34 and Lot No. 45 in First Belle Meade Subdivision, as of record in Book 421, page 139, Register's Office of Davidson County, Tennessee.

Said part of Lot No. 14 fronts 105 feet on the southerly side of Jackson Boulevard and extends back 179 1/2 feet, more or less, on the easterly line and 186 feet on the westerly line to a dead line which measures 105 feet.

Said part of Lot No. 15 fronts 60 feet on the southerly side of Jackson boulevard and extends back 186 feet on the easterly line and 190.2 feet, more or less, on the westerly line to a dead line which measures 60 feet.

Being the same property conveyed to William W. Berry, Jr. and wife, Linda L. Berry, by warranty deed from John C. Cooney, Jr. and wife, Ida F. Cooney, of record in Book 4623, page 291, Register's Office of Davidson County, Tennessee.

The boundary description of the foregoing property is the same as in the preceding instrument of record.

This is improved property located at 215 Jackson Blvd., Nashville, TN 37205.

This conveyance is subject to the following:

1. A lien for 1996 real property taxes, which have been prorated and are assumed by the Grantees.

2. Matters regarding water taps set forth in a Deed from J. F. Sullivan to John F. House of record in Book 749, page 296 and a Deed from W. E. Althauser to Minos L. Fletcher, Jr. and wife, Emma Shwab Fletcher, of record in Book 749, page 499 said Register's Office and subsequent conveyances.

3. Conditions, restrictions, agreements set forth in the instruments of record in Book 332, page 88 and 89, Book 482, pages 45, and Book 523, page 300 said Register's Office and matters set forth on the recorded plan for the property herein conveyed.

4. The encroachment of a brick wall over the property line on the east side of the property herein conveyed.

To have and to hold said tract of land, with the appurtenances, estate, title, and interest thereto belonging to the Grantees, their heirs and assigns, forever.

Grantors do covenant with the said Grantees that they are lawfully seized and possessed of said property in fee simple, have a good right to convey said property, and the same is unencumbered, except as otherwise herein set forth.

And Grantors do further covenant and bind themselves, their heirs and assigns, to warrant and forever defend title to said land to the said Grantees, their heirs and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantors have executed this instrument on the date indicated in the acknowledgments below, to make this conveyance effective on the 24 day of July, 1996.

William W. Berry Jr.
WILLIAM W. BERRY, JR.

Linda L. Berry
LINDA L. BERRY

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared, William W. Berry, Jr., with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), the within named bargainor, who acknowledged that he executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and seal, at office in Nashville, Davidson County, Tennessee, this 24th day of July, 1996.

Notary Public

My Commission Expires:

11/27/99

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared, Linda L. Berry, Jr., with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), the within named bargainor, who acknowledged that he executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and seal, at office in Nashville, Davidson County, Tennessee, this 24th day of July, 1996.

Notary Public

My Commission Expires:

11/27/99

BOOK 10131 PG 442

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this conveyance is $610,000.

Affiant

Sworn to and subscribed before me, this 24th day of July, 1996.

Notary Public

My Commission Expires:

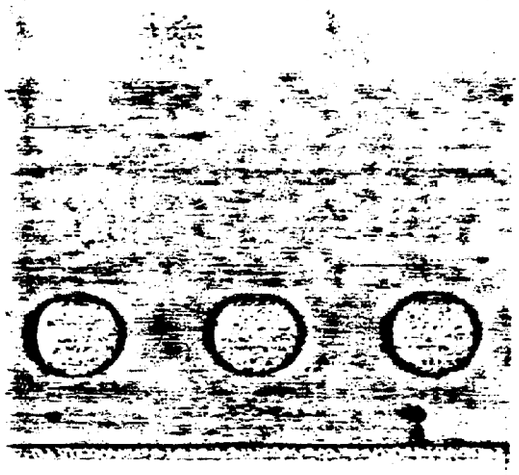
4/27/99

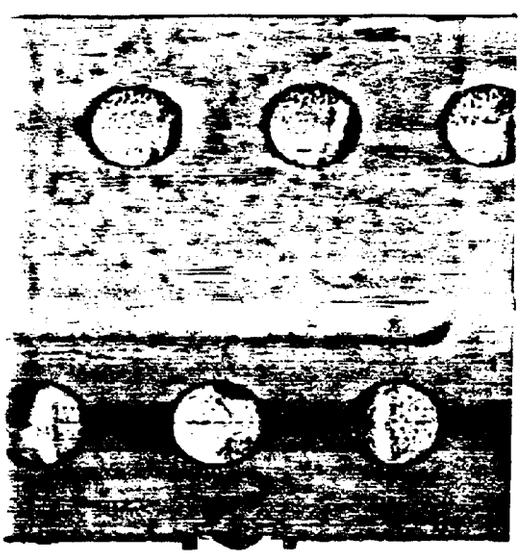
0206964
IDENTIFICATION REFERENCE

96 JUL 24 PM 4:15
FELIX A. [illegible] REGISTER
DAVIDSON COUNTY, TN.

3393 07/24 0101 03CHECK 2274.00

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





RECEIVED OF _____

FOR _____

BOOK 10131 PG 443

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 610000.00
CON TX 2257.00
PRFEE 1.00
WDEED 16.00
TOTAL 2274.00
CHECK 2274.00

07/24/96 01 16:26 0001 8893

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0206964
IDENTIF. & REFERENCE

96 JUL 24 PM 4:16
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1066518