IDENTIF. & REFERENCE
0277965

BOOK 10365 PG 403

This instrument prepared by
and Return to
Leitner, Williams, et. al.
First American Center
Nashville, Tennessee 37238

97 MAR -3 AM 11: 14

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

PICK-UP

New Owner:	Send Tax Bills To.	Property Address:
Wayne Reed d/b/a M & R Properties 5600 Granny White Pike Brentwood, TN 37027	SAME	833 Hillwood Blvd. Nashville, TN 37209 MAP/PARCEL 102-8-89

WARRANTY DEED

This conveyance, made and entered into as of the 28th day of February, 1997 by and between Paul Smith Tanksley and wife, Cora Mai Tanksley, hereinafter referred to as "Grantors", and Wayne Reed d/b/a M & R Properties, hereinafter referred to as "Grantee".

Witnesseth: That for and in consideration of Ten ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, the said Grantor has bargained and sold and does hereby bargain, sell, convey and confirm unto the said Grantee the following described real estate, situated and being in the County of Davidson, State of Tennessee:

Land in Davidson County, Tennessee, being Lot No. 70 on the Plan of Horton Heights, Section VII, as of record in Book 2133, Page 25, Register's Office for said County.

Said lot fronts 123 feet on the southwesterly side of Hillwood Boulevard and runs back between lines, 399.4 feet on the northwesterly line and 392.3 feet on the southeasterly line to a dead line in the rear on which it measures 123.2 feet.

Being the same property conveyed to Paul S. Tanksley and wife, Cora Mai L. Tanksley by Deed from Charles H. Turner and C. E. Hooper of record in Book 4265, Page 671, Register's Office for said County.

This is improved property known as 833 Hillwood Blvd., Nashville, Tennessee.

To have and to hold the aforesaid real estate, together with all the appurtenances and hereditament thereunto belonging or in anyway appertaining unto the said Grantee, their heirs and representatives, successors and assigns in fee simple forever.

The said Grantor does hereby covenant with the Grantee that the Grantor is lawfully seized and possessed in fee simple of the aforedescribed real estate; that the Grantor has a good right to sell and convey the same; that the same is unencumbered except for 1997 real property taxes and Restrictions of record in Book 2106, page 178, said Register's Office, and Plan of record in Book 2133, page 25, said Register's Office, and that Grantor will forever warrant and defend said title and quiet possession against the claims of all persons.

Whenever 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 the signature of the Grantor (or caused its corporate name to be signed hereto by and through its proper officers duty authorized so to do) the day and year first above written.

Paul Smith Tanksley by Paula T. Allen Conservator

Paul Smith Tanksley, By Paula T. Allen,
Conservator for Paul Smith Tanksley

Cora Mai L. Tanksley by Paula T. Allen Attorney in fact

Cora Mai L. Tanksley, By Paula T. Allen,
Attorney in Fact by Power of Attorney of
record in Book 10299, Page 888, Register's
Office for Davidson County, Tennessee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public of the aforesaid County and State, Paula T. Allen, the within named bargainor, acting as Conservator for Paul Smith Tanksley with who I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 28th day of February, 1997.

Notary Public

Commission Expiration: 9/27/97

ELIZABETH M. WILSON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public of the aforesaid County and State, Paula T. Allen, known to be the person who executed the foregoing instrument in behalf of Cora Mai Tanksley and acknowledged that such person executed the same as the free act and deed of Cora Mai Tanksley for the purposes therein contained.

Witness my hand, at office, this 28th day of February, 1997.

Notary Public

Commission Expiration: 9/27/97

ELIZABETH M. WILSON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

I, or we, hereby swear or affirm that, to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater is $107,000.00 which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Wayne Ward d/b/a MAR Properties

Affiant

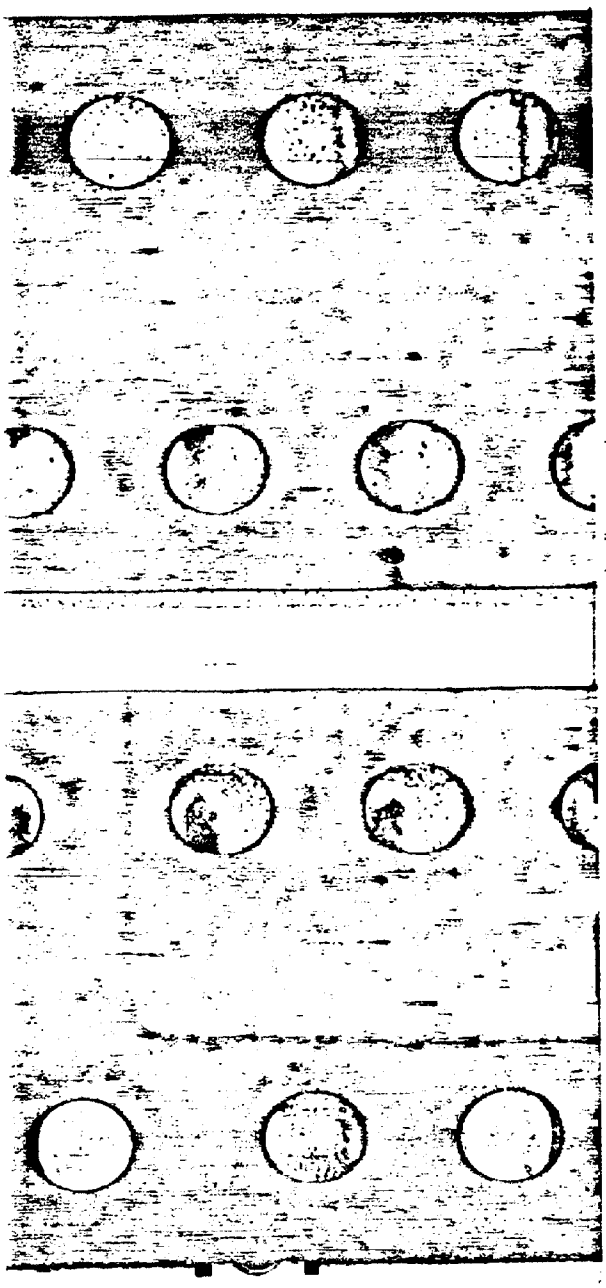
Subscribed and sworn to before me this 28th day of February, 1997.

Notary Public

Commission Expires: 9/27/97

ELIZABETH M. WILSON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

1694 03/03 0101 03CHECK 404.90



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

RECEIVED OF _____

FOR _____

BOOK 10365 PG 405

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	107000.00
			CON TX	395.90
			PRFEE	1.00
			WDEED	8.00
			TOTAL	404.90
			CHECK	404.90
03/03/97	01		11:17 0001	1694

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0277965
IDENTIF. ↑ REFERENCE

97 MAR -3 AM 11:14
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1121596