File Box 24

BOOK 10590 PG 728

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 86,900.00

Troy Andre Keith
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF August 19 97.

Louise A. Lipscomb
Notary Public

MY COMMISSION EXPIRES: 4/25/98
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE DAVIDSON CO. TENN.

THIS INSTRUMENT WAS PREPARED BY
Title Escrow, Inc., 640 Spence Lane, Suite 218, Nashville, Tennessee 37217

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Troy Andre Keith (NAME)	SunTrust Bank, Nashville, N.A. (NAME)	MAP 150-7
3272 New Towne Road (ADDRESS)	P.O. Box 305110 (ADDRESS)	PARCEL 23
Antioch, TN 37013 (CITY) (STATE) (ZIP)	Nashville, TN 37230-5110 (CITY) (STATE) (ZIP)	2DX 04654

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, Teresa Reed and husband, Michael Reed

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Troy Andre Keith

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:

BEING Lot 107, Section One, Towne Village of The Country as of record in Book 5200, Pages 55 & 56, Register's Office, Davidson County, Tennessee.

Being the same property conveyed to Teresa Hayes by deed from James Patrick Walsh and Alan B. Thomas, Jr. of record in Book 9353, Page 361, Register's Office, Davidson County, Tennessee. Teresa Hayes and Teresa Reed are one in the same person. Michael Reed herein joins to convey any and all rights and interests he may have, if any.

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

This conveyance is subject to restrictions of record in Book 5289, Page 687, said Register's Office.

This conveyance is subject to minimum building setback line; utility anchor easement and utility and drainage easement of record in Book 5200, Page's 55 & 56, said Register's Office.

unimproved ( )
This is improved (X) property, known as 3272 New Towne Road, Antioch, TN 37013
(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 29th day of August 19 97

Teresa Reed

Teresa Reed

Michael S. Reed

Michael Reed

BOOK 10590 PG 729

STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that _____executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this _____ day of _____ 19_____ .

Commission expires _____

_____
Notary Public

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)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Teresa Reed and husband, Michael Reed 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 Nashville, Tennessee, this the 29th day of August, 1997.

Laura N. Tynes
NOTARY PUBLIC

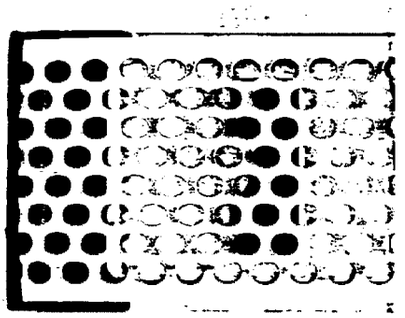
NOTARY PUBLIC AT LARGE DAVIDSON CO. TENN.

My Commission Expires: 4/2/98

3470 09/02 0101 03CHECK 330.53

0343690
IDENTIF. ↑ REFERENCE

97 SEP -2 PM 3:16
FELIX ... REGISTER
DAVIDSON COUNTY, TN.



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

RECEIVED OF _____

FOR _____

BOOK 10590 PG 730

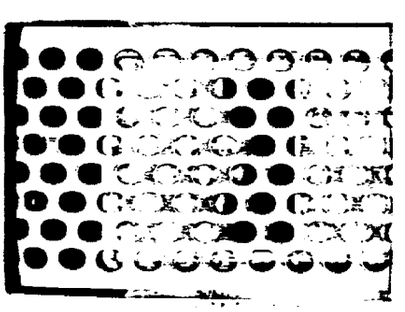
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 86900.00
CON TX 321.53
PRFEE 1.00
WDEED 8.00
TOTAL 330.53
CHECK 330.53

09/02/97 01 15:18 0001 3470

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0343690
IDENTIF. # REFERENCE

97 SEP -2 PM 3:16
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 1192956