This instrument prepared by :
Frontier Title & Escrow, Inc.
109 East Avenue
Goodlettsville, TN 37072

Map: 61
Group: 10
Parcel: 4

Send Tax Bills to :
James A. Reed
4004 Hutson Avenue
Nashville, TN 37216
(address)

BOOK 11016 PAGE 245

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of ONE DOLLAR ($1.00), cash in hand, and other good and valuable consideration, the receipt of all of which is hereby acknowledged, I, Robert H. Gregory, have bargained and sold and by these presents do hereby transfer and convey unto, James A. Reed, his heirs and assigns a certain tract or parcel of land located in Davidson County, Tennessee, bounded and described as follows:

Land in Davidson County, Tennessee, being the northerly one-half of Lot No. 222 on the Plan of Maplewood Heights, Second Subdivision, as of record in Book 547, pages 103 and 104, Register's Office for said County.

Said part of Lot 222 fronts 50 feet on the westerly side of Hudson Avenue and runs back between parallel lines 300 feet to a dead line.

Being the same property convyed to Robert H. Gregory by deed of record in Book 9510, page 966 Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title and interest thereto belonging to the said James A. Reed, his heirs and assigns, in fee simple forever.

AND I DO COVENANT with the said James A. Reed, that I am lawfully seized and possessed of said land in fee simple; have a good and lawful right to sell and convey the same, and that said property is free, clear and unencumbered.

AND I DO FURTHER COVENANT and bind myself, my heirs and assigns, to warrant and forever defend the title to said land to the said James A. Reed, his heirs and assigns against the lawful claims of all persons whomsoever.

WITNESS MY HAND this 29th day of June, 1998.

Robert H. Gregory

Robert H. Gregory

0461092
IDENTIF. ↑ REFERENCE

98 JUL 10 PM 2:00
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

PICK-UP

2074 07/10 0101 03CHECK 133.10

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, Karen B. Heavener, a Notary Public within and for the State and County aforesaid, the within named Robert H. Gregory, the bargainors with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the foregoing instrument for the purpose therein contained.

Witness my hand in Goodlettsville, Tennessee this 29th day of June, 1998.

Karen B. Heavener
NOTARY PUBLIC

MY COMMISSION EXPIRES:

1/29/2000

I, hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater is ***$33,000.00***, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

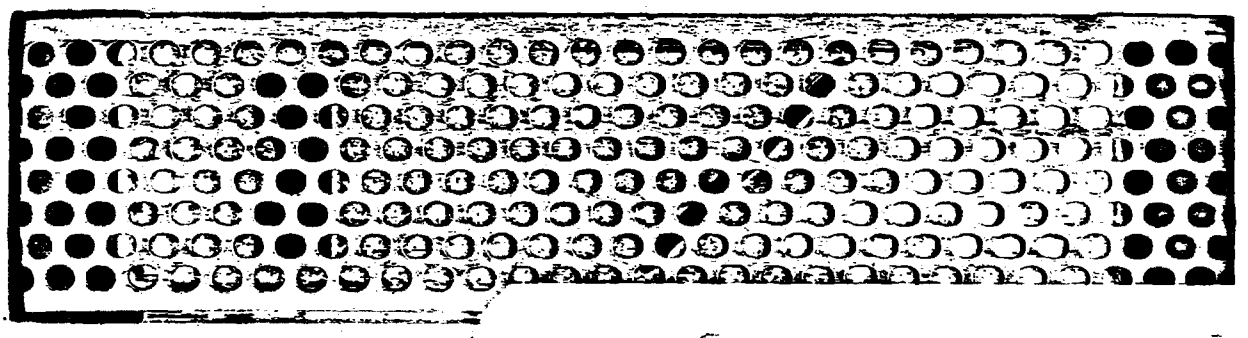
Robert H. Gregory
AFFIANT

Subscribed and sworn to before me this the 29th day of June, 1998.

Karen B. Heavener
NOTARY PUBLIC

MY COMMISSION EXPIRES :

1/29/2000



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11016 PAGE 247

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 33000.00
CON TX 122.10
PRFEE 1.00
MDEED 8.00
CFEE 2.00
TOTAL 133.10
CHECK 133.10

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

07/10/98 01 14:00 0001 2074

98 JUL 10 PM 2:00

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

0461092
IDENTIF. ↑ REFERENCE

No. 1317787