THIS INSTRUMENT PREPARED BY:

Homer R. Ayers, Attorney At Law
P. O. Box 904
303 Frances Street
Goodlettsville, Tennessee 37070-0904

Warranty Deed

BOOK 11475 PG. 141

ADDRESS NEW OWNERS:	PERSON OR ENTITY RESPONSIBLE FOR PAYMENT OF REAL PROPERTY TAXES:	MAP-PARCEL NOS.
Terry C. Reeves, et ux 606 Wade Circle Goodlettsville, TN 37072	Same as New Owner	Map 6 Parcel p/o 48

Mail

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, MICHAEL A. CANTRELL , joined by his wife, TAMMY LYNN CANTRELL, hereinafter referred to as the "GRANTORS", have bargained and sold, and by these presents do transfer and convey unto TERRY C. REEVES and wife, DIANE DENISE REEVES, hereinafter referred to as the "GRANTEES", their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

A certain tract or parcel of land in the 10th Civil District of Davidson County, Tennessee, and being property conveyed to Michael Cantrell and described according to a survey by Ray G. Cole, Registered Land Surveyor, No. 924, dated March 15, 1990 with the division line being calculated November 30, 1998 as follows:

Beginning at a corner rock, a common corner to Della Baker (Deed Book 7528, page 737) and John W. Henry (Deed Book 5705, page 787), and being the most southeast corner of this tract; thence, North 89 deg. 45′ 13" West, a distance of 773.95 feet to a point; thence, South 89 deg. 28′ 07" West, a distance of 387.65 feet to a point; thence, South 78 deg. 32′ 05" West, a distance of 478.50 feet to a point; thence, North 8 deg. 32′ 18" West, a distance of 396.00 feet to a point; thence, North 16 deg. 37′ 14" East, a distance of 214.50 feet to a point; thence, North 43 deg. 22′ 46" West, a distance of 462.00 feet to a point; thence, North 32 deg. 07′ 14" East, a distance of 346.50 feet to a point; thence, South 82 deg. 12′ 08" East, a distance of 286.16 feet to a point; thence, South 77 deg. 40′ 09" East, a distance of 631.95 feet to a point; thence South 67 deg. 39′ 41" East, a distance of 229.52 feet to a point; thence with a new dividing line, South 56 deg. 43′ 31" East, a distance of 736.75 feet to a point; South 04 deg. 14′ 32" East, a distance of 299.73 feet to a point; South 03 deg. 14′ 20" East, a distance of 167.64 feet to the point of beginning, containing 36.02 acres, more or less.

Being a part of the same property conveyed to Michael A. Cantrell by deed from John D. Lutz, Trustee, of record in Book 7681, page 423, Register's Office for Davidson County, Tennessee.

The property description, as hereinabove set forth, was described from a survey dated March 15, 1990 with the division line being calculated November 30, 1998 by Ray G. Cole, Registered Land Surveyor, No. 924.

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.

THIS DEED WAS PREPARED FROM INFORMATION FURNISHED BY THE PARTIES WITHOUT A TITLE EXAMINATION.

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

And WE, the GRANTORS, 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 warrant that the same is unencumbered, except for:

1. 1998 State and County real property taxes, which are a lien but not yet due and payable, and which will be paid, in full, without proration, by the GRANTORS, when due.

2. The GRANTORS will pay all Greenbelt Taxes assessed against the said property and will indemnify and hold harmless the GRANTEES from same.

And WE, the GRANTORS, do further covenant and bind ourselves, our heirs and representatives to warrant and forever defend the title to the said land unto the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever.

JOINDER OF SPOUSE: Tammy Lynn Cantrell, wife of Michael A. Cantrell, joins in this conveyance to convey any and all right, title or interest which she may have in the said property, marital or otherwise, but she makes no warranties concerning same.

WITNESS our hands on day and date acknowledged below.

"GRANTORS"

MICHAEL A. CANTRELL

TAMMY LYNN CANTRELL

"GRANTEES"

TERRY C. REEVES

DIANE DENISE REEVES

STATE OF TENNESSEE }
COUNTY OF Davidson }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, MICHAEL A. CANTRELL and wife, TAMMY LYNN CANTRELL, 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, at office, this the 16th day of Dec., 1998.

Mary A. Joyner
NOTARY PUBLIC

My Commission Expires January 27, 2001

My Commission Expires: _____

STATE OF TENNESSEE }
COUNTY OF Davidson }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, TERRY C. REEVES and wife, DIANE DENISE REEVES, 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, at office, this the 16th day of Dec., 1998.

Mary A. Joyner
NOTARY PUBLIC

My Commission Expires January 27, 2001

My Commission Expires: _____

STATE OF TENNESSEE }
COUNTY OF _____ }

The actual consideration or value, whichever is greater, for this transfer is $30,000.00.

Affiant

Sworn to and subscribed before me, this the 12th day of May, 1998.

NOTARY PUBLIC

My Commission Expires: _____

0586024
IDENTIFICATION REFERENCE

98 MAY 12 AM 10:34

BILL GARNETT REGISTER
DAVIDSON COUNTY, TN.

1250.00

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11475 PG. 144

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	CFEE - COMPUTER FEE	PRFEE - PROBATE FEE

0586024
IDENTIFICATION REFERENCE

99 MAY 12 AM 10:34
BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

CAMT	30000.00
CON TX	111.00
WDEED	12.00
CFEE	2.00
~~TOTAL~~	~~125.00~~
~~CHECK~~	~~125.00~~

05/12/99 01 10:39 0001 5042

Total $ 126.00

PRFEE	1.00
~~TOTAL~~	~~1.00~~
~~CHECK~~	~~1.00~~

05/12/99 01 10:39 0001 5043
5043 05/12 0101 03CHECK 1.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1459689