SEND TAX STATEMENTS TO:	NEW OWNER:	MORTGAGE COMPANY:
Warren G. McClendon et ux	Warren G. McClendon et ux	Nashville City Bank & Trust Co
4936 Shihmen Drive	4936 Shihmen Drive	198 East Main Street
Nashville, Tennessee 87-0093	Nashville, Tennessee	Franklin, Tennessee 37064

BOOK 7176 PAGE 104

This Instrument Prepared By:
William J. Yost, Attorney
198 Main Street
Franklin, TN 37064

Map & Parcel 162-8-55

MAR 20 3 26 PM '87

IDENTIFICATION REFERENCE

06462

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of SIXTY THREE THOUSAND ($63,000.00) DOLLARS, cash in hand paid by the hereinafter named Grantees, the receipt and sufficiency of which is hereby acknowledged, We, ALTON WAYNE MAXWELL and wife, DEBRA LEE MAXWELL, have this day bargained and sold and by these presents do hereby transfer and convey unto the said Grantees, WARREN G. MCCLENDON and wife, DOROTHY J. MCCLENDON, their heirs and assigns, the following described property.

LAND in Davidson County, Tennessee, being Lot No. 107 on the Plan of Antioch Park, Section 3, of record in Book 4460, page 25, Register's Office of Davidson County, Tennessee.

SAID LOT NO. 107 fronts 75.0 feet on the Southerly margin of Shihmen Drive and extends back 149.9 feet on the easterly line and 154.4 feet on the westerly line to a dead line in the rear, measuring 75.13 feet thereon.

BEING the same property conveyed to ALTON WAYNE MAXWELL AND WIFE, DEBRA LEE MAXWELL by deed of William E. Gregg and wife, Judy L. Gregg, of record in Book 5219, page 222, Register's Office of Davidson County, Tennessee.

TO HAVE AND TO HOLD the said lands, with the improvements and appurtenances thereunto 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 that it is unencumbered except as follows:

1. City and County Taxes for 1987 have been prorated and will be paid by the Grantees when due.

2. Subject to 30 foot minimum building setback line from Shihmen Drive, 10 foot easement for public utility and drainage purposes along the rear line of said lot, cross hatching indicates area filled above 50 year flood elevation, noted at item no. 3 of said plat, copy of which is attached hereto, restrictions, convenants, and any other matters as shown on the Plan of Antioch Park, a plat of record in Book 4460, page 25, Register's Office of Davidson County, Tennessee.

3. Subject to Restrictive Covenants of record in Book 4519, page 933, Register's Office of Davidson County, Tennessee.

4. Subject to applicable building and zoning regulations of Davidson County Tennessee.

AND WE FURTHER COVENANT and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said property, to the said Grantees, their heirs and assigns, against the lawful claims of all persons, whosoever.

WITNESS our hands, on this the 20th day of March, 1987.

ALTON WAYNE MAXWELL

DEBRA LEE MAXWELL

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

PERSONALLY APPEARED before me, the undersigned, a Notary Public in and for said County and State, the within named ALTON WAYNE MAXWELL, the Bargainor, with whom I am personally acquainted (or whose identity was proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

WITNESS MY HAND and official seal at Franklin, Tennessee, this 20th day of March, 1987.

May 1, 1989
My Commission Expires:

NOTARY PUBLIC

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

PERSONALLY APPEARED before me, the undersigned, a Notary Public in and for said County and State, the within named DEBRA LEE MAXWELL, the Bargainor, with whom I am personally acquainted (or whose identity was proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the foregoing instrument for the purposes therein contained.

WITNESS MY HAND and official seal at Franklin, Tennessee, this 20th. day of March, 1987.

May 1, 1989
My Commission Expires:

NOTARY PUBLIC

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

BOOK 7176 PAGE 106

The actual consideration for this transfer or value of property transferred is $63,000.00.

AFFIANT

SWORN TO and subscribed before me this 20th day of March, 1987.

My Commission Expires: May 1, 1989

NOTARY PUBLIC

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

RECEIVED OF _____

FOR _____

BOOK 7176 PAGE 107

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
			[illegible]	[illegible]
			73.40	[illegible]
			.50	[illegible]
			3.00	[illegible]
			[illegible]	195.90-
			4005[illegible]787 PAL	[illegible]

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

06462

IDENTIFI REFERENCE

MAR 20 3 26 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 59867