Box 30

BOOK 7461 PAGE 716

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 72,000.00

Subscribed and sworn to before me, this the 29 day of January 19 88

My commission expires: July 13, 1991 (Affix Seal)

X _____ Affiant

_____ Notary Public

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY
SOUTHEAST TITLE of Tennessee, Inc.

907 Two Mile Parkway, Building "E", Goodlettsville, TN 37072

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:
Brian K. Cheney	The Lomas & Nettleton Company
2623 Paddle Wheel Drive	P.O. Box 225644
Nashville, TN 37214 (STREET ADDRESS)	Dallas, TX 75265 (STREET ADDRESS)
CITY STATE ZIP	CITY STATE ZIP

MAP & PARCEL NO 062-02-0-A 064.00CO

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, Braewood Development Corporation, a Texas Corporation

HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO Brian K. Cheney and wife, Anne B. Cheney

HEREINAFTER CALLED GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO LOCATED IN Davidson COUNTY, STATE OF TENNESSEE, MORE PARTICULARTY DESCRIBED AS FOLLOWS:

Being Lot Number 57A on the Plan of River Trace Estates, Phase I, Section I, of record in Plat Book 6250 at pages 996 and 997, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being part of the property conveyed to Braewood Development Corporation, a Texas Corporation by Deed of record in Book 6923 page 79, Register's office for said County.

This conveyance is subject to taxes for the year 1988 and subsequent years, easements and restrictive covenants of record.

0214

IDENTIFICATION REFERENCE

FEB 3 S 11 AM '88

DAVIDSON COUNTY, TN

3565 02/03 0101 03CHECK 208.10

THIS IS _____ IMPROVED PROPERTY KNOWN AS 2623 Paddle Wheel Drive, Nashville, TN 37214

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenance, 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 singlular 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 29 day of January 19 88

Braewood Development Corporation
by William A. Orton, its Vice-President

State of Tennessee
County of _____

BOOK 7461 PAGE 717

On this _____ day of _____, 19____, before me personally appeared _____ to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be _____ free act and deed.

Witness my hand and official seal.
My Commission expires:

_____ _____
Notary Public

State of Tennessee
County of _____

On this _____ day of _____, 19____, before me personally appeared _____ to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be _____ free act and deed.

Witness my hand and official seal.
My Commission expires:

_____ _____
Notary Public

WARRANTY DEED

SOUTHEAST TITLE
OF TENNESSEE, INC.
Rivergate Executive Park, Building "E"
907 Two Mile Parkway
Goodlettsville, Tennessee 37072

State of Tennessee
County of Davidson

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, William A. Orton, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and that he/she executed the within instrument for the purposes therein contained, and who further acknowledged that he/she is the Vice-President of the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand and official seal on January 29, 1988

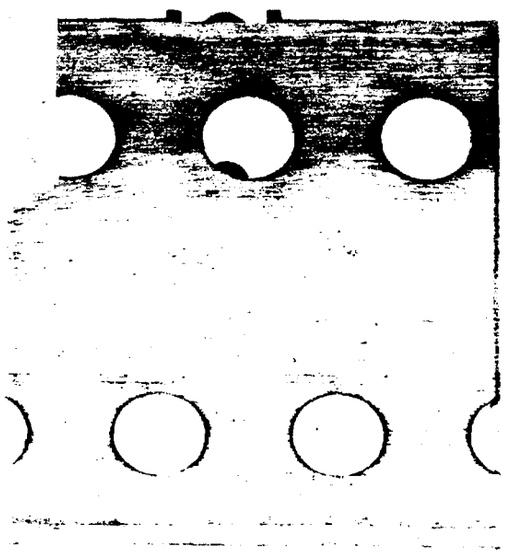
My Commission Expires: 01-10-89

Notary Public:

KENNETH C. HART NOTARY PUBLIC

OFFICIAL RECEIPT

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



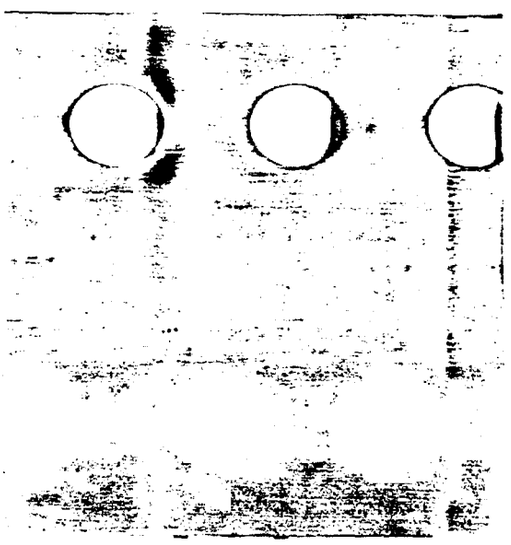
RECEIVED OF _____

FOR _____

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

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL
				CAMT 72000.00
				CON TX 201.60
				PRFEE 0.50
				WDEED 6.00
				TOTAL 208.10
				CHECK 208.10
02/03/88	01			09:12 0001 3565



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

021:41

IDENTIFICATION REFERENCE

FEB 3 9 11 AM '88

DAVIDSON COUNTY, TN

No. 58424