WARRANTY DEED

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PREPARED BY:

J. K. WOODARD
Attorney at Law
175 East Main Street
Metro Federal Savings & Loan Bldg.
Hendersonville, TN 37075
822-0030

STATE OF TENNESSEE
COUNTY OF [illegible]

The actual consideration or value, whichever is greater for this transfer is $ [illegible].

Affiant

SWORN to and subscribed before me on this the [illegible] day of February, 1989.

NOTARY PUBLIC

My Commission Expires: [illegible]

MORTGAGEE:

Charles H. Minchey, et ux.
118 Dale
Hendersonville, TN 37075

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NO.
Mr. Derien Fontenot	Same as Owner	43 11
P.O. Box 2372		120
Hendersonville, TN		
37077-2372		

FOR AND IN CONSIDERATION of the sum of TEN DOLLARS ($10.00), cash in hand paid by the hereinafter named **GRANTEES** and other good and valuable consideration the receipt of which is hereby acknowledged, we, **CHARLES H. MINCHEY and wife, HELEN L. MINCHEY**, hereinafter called the **GRANTORS**, have bargained and sold and by these presents, do transfer and convey unto **DERIEN M. FONTENOT**, hereinafter called **GRANTEES**, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

LAND in Davidson County, Tennessee, being part of Lot No. 1 on the Plan of Anderson Estates, as of record in Book 1130, Page 37, Register's Office for said County, being Lot No. 89 on the Plan of the resubdivision of Lots Nos. 1 and 13 of Anderson Estates, not of record, described as follows:

BEGINNING on the easterly margin of McArthur Drive at a point 475.8 feet, more or less, South of the Southeast corner of said McArthur Drive and DuPont Avenue, being the corner of Lots Nos. 88 and 89; thence with the line between said two lots Eastwardly 150 feet to the common corner of Lots Nos. 12 and 13, 88 and 89; thence with the line between Lots 12 and 89 Southward 50 feet to the common corner of Lots Nos. 11, 12, 89 and 90; thence with the line between said Lots Nos. 89 and 90 westwardly 150 feet to the easterly margin of McArthur Drive; thence with said Drive Northwardly 50 feet to the beginning.

BEING the same property conveyed to CHARLES H. MINCHEY and wife, HELEN L. MINCHEY by Deed from KATIE E. HUMPHREY of record in Book 5875, Page 306, Register's office for Davidson County, TN.

This is improved property known as 114 McArthur, Madison, TN 37115.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, 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 our hands this 15th day of February, 1989, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Charles H. Minchey
CHARLES H. MINCHEY

Helen L. Minchey
HELEN L. MINCHEY

STATE OF TENNESSEE

COUNTY OF SUMNER

BEFORE me, undersigned, a Notary Public in and for the County and State aforesaid, personally appeared the within named, CHARLES H. MINCHEY and wife, HELEN L. MINCHEY, the bargainors, with whom I am personally acquainted or proved to me on the basis of sufficient information, and who acknowledged the execution of the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Hendersonville, Tennessee, this the 15th day of February, 1989.

NOTARY PUBLIC

My Commission Expires: 5-1-1992

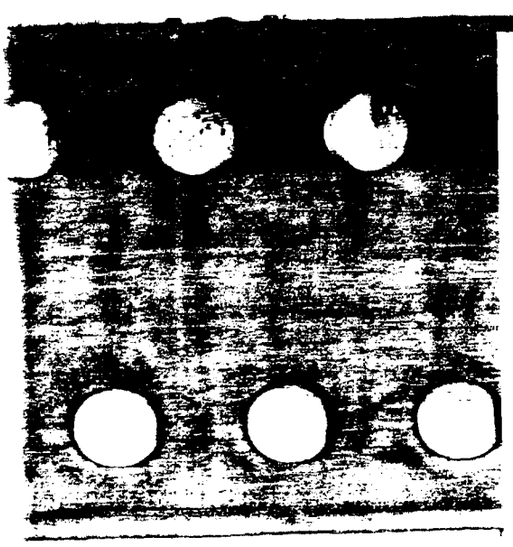
NOTARY PUBLIC AT LARGE

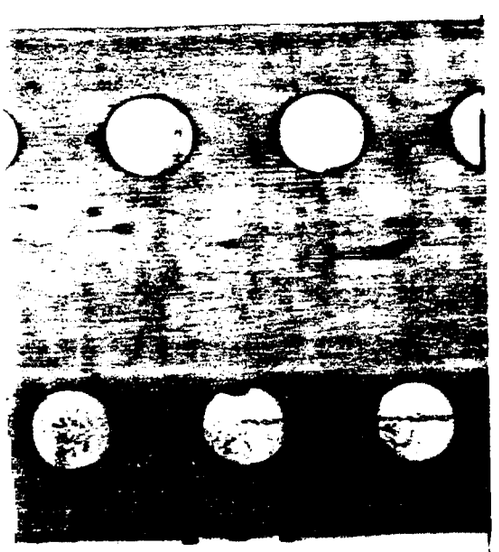
09424

INDEXING REFERENCE

FEB 16 12 12 PM '89

7719 02/16 0101 03CHECK 85.70





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	24000.00
CON TX	79.20
PRFEE	0.50
WDEED	6.00
TOTAL	85.70
CHECK	85.70

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 02/16/89 01 12:13 0001 7719

09424

TENNESSEE REFERENCE

FEB 16 12 12 PM '89

FELIX Z. WILSON, II REGISTER

No. 132180