This instrument prepared by Escrow Corporation of Nashville, 841 Wren Road, P.O. Box 976, Goodlettsville, TN 37072.

WARRANTY DEED

BOOK 7825 PAGE 390

THIS INSTRUMENT PREPARED BY

ESCROW CORPORATION OF NASHVILLE
841 WREN ROAD
P.O. BOX 976
GOODLETTSVILLE, TN 37072

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 75,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th DAY OF April, 19 89

Notary Public

MY COMMISSION EXPIRES: September 11, 1990

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO: MORTGAGEE	MAP-PARCEL NUMBERS
PATRICK C. CUNNINGHAM, et ux (NAME)	COLLATERAL MORTGAGE, LTD. (NAME)	42-14
1000 Tuckahoe Drive (STREET ADDRESS OR ROUTE NUMBER)	1900 Crestwood Boulevard (STREET ADDRESS)	50
Madison, Tennessee 37115 (CITY) (STATE) (P.O. ZIP)	Birmingham, Alabama 35210 (CITY) (STATE) (ZIP)	11D 10030

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, JIM SWEENEY CONSTRUCTION, INC., a Tennessee corporation,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO PATRICK C. CUNNINGHAM and wife, CATHY S. CUNNINGHAM

HEREINAFTER CALLED 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 tract of land lying in the 2nd Civil District of Metropolitan Nashville and Davidson County and described according to a survey by Cumming Associates, Land Surveyors, dated April 14, 1989, as follows:

Beginning at an iron pin in the southerly right-of-way margin of Tuckahoe Drive, said pin being the northeasterly corner of Lot No. 65 on the Plan of Sherry Heights, Section Three, of record in Plat Book 2331, page 127, said Register's Office and the northwesterly corner of this tract; thence with said right-of-way margin East 205.20 feet to an iron pin in the westerly right-of-way margin of Interstate 65; thence with said right-of-way margin, South 222.97 feet to an existing concrete monument; thence South 53.81 feet to an iron pin; thence leaving said right-of-way margin along the northerly property line of Lot No. 68 of the said Sherry Heights, West 213.50 feet to an iron pin in concrete; thence with the easterly property line of Lot No. 65 of the said Sherry Heights, North 255.37 feet to the point of beginning, containing 1.27 acres, more or less.

Being the same property conveyed to Jim Sweeney Construction, Inc. by deed from Max Young and wife, Joy Young, of record in Book 7425, page 27, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 1000 Tuckahoe Drive, Madison, Tennessee 37115
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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; 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 my hand this 24th day of April, 19 89

JIM SWEENEY CONSTRUCTION, INC.

BY:

JAMES S. SWEENEY, JR., President

STATE OF _____
COUNTY OF _____

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

the bargainor ____, with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at _____, Tennessee, this _____ day of _____, 19____.

Commission Expires _____ _____, Notary Public.

STATE OF TENNESSEE
DAVIDSON County

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared James S. Sweeney, Jr. and _____, with whom I am personally acquainted and who upon his oath ~~XXXXXXXXXX~~ acknowledged himself ~~XXXXXXXX~~ to be the president ____ and _____ respectively of the Jim Sweeney Construction, Inc. the within named bargainor, a corporation, and that he ~~XXX~~ as such president and _____, being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said James S. Sweeney, Jr. as such president and attesting the same by the said _____ as such _____.

WITNESS my hand and official seal at office at Goodlettsville, Tennessee. on this the 24th day of April, 19 89

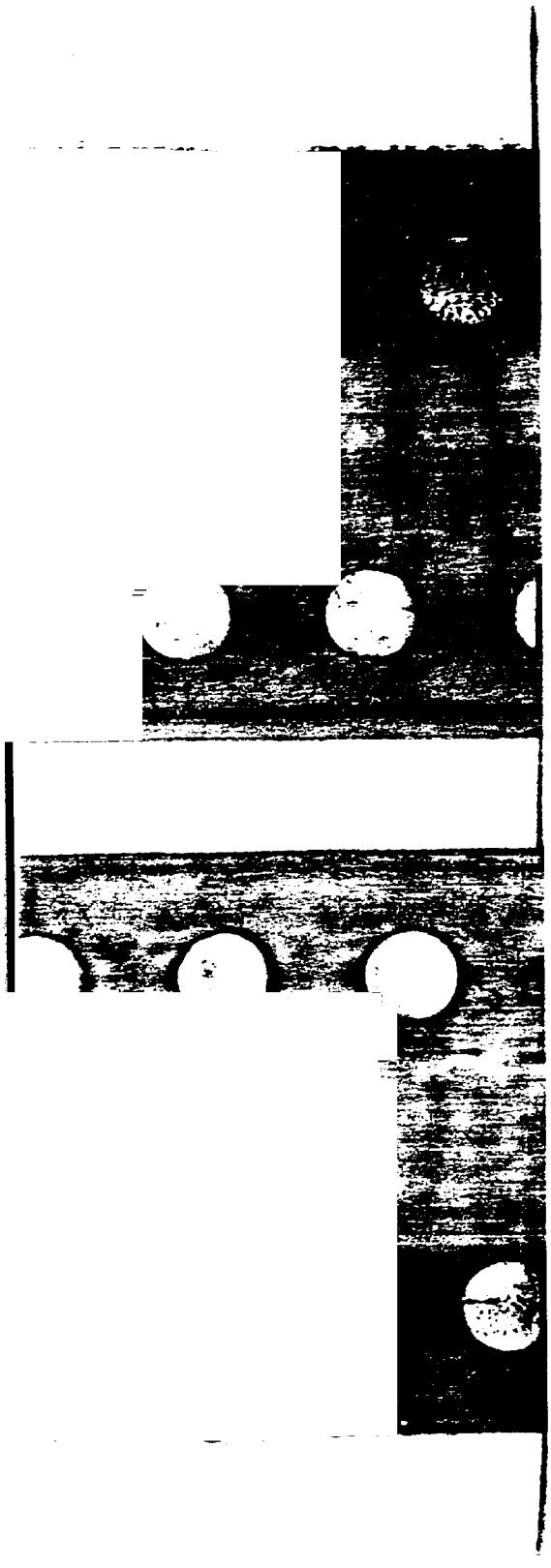
My commission expires September 11, 1990

_____
Notary Public

27828

Apr 26 11 03 AM '89

9221 04/26 0101 03CHECK 255.65



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7825 PAGE 392

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 75500.00
CON TX 249.15
PRFEE 0.50
WDEED 6.00
TOTAL 255.65
CHECK 255.65

04/26/89 01 11:04 0001 9221

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

27828

IDENTIFICATION

APR 26 11 03 AM '89

FELIX Z. WILSON, II

No. 203563