THIS INSTRUMENT PREPARED BY: mail

Homer R. Ayers, Attorney At Law
Bank of Goodlettsville, Suite 301
112 Long Hollow Pike
Goodlettsville, Tennessee 37072

4609 01/22 0101 03CHECK 106.00

WARRANTY DEED

ADDRESS NEW OWNERS:	PERSON OR ENTITY RESPONSIBLE FOR PAYMENT OF REAL PROPERTY TAXES:	MAP-PARCEL NOS.
	Same as New Owner	Map 52-9
Henry C. Hill		Parcel 138
1229 Fernbank Avenue		Field Book:
Madison, TN 37115		11D 67400

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, LOUISE COWARD SWINNEY, hereinafter referred to as the "GRANTOR", has bargained and sold, and by these presents do transfer and convey unto HENRY C. HILL, JR. and wife, BETTY W. HILL, 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:

Being Lot No. 42 on the Plan of Montague, of record in Book 421, Page 129, Register's Office for said County.

Said Lot No. 42 fronts 150 feet on the easterly side of Fern Bank Drive and runs back 305 feet, more or less on the northerly line and with the southerly line of a 20-foot road, and 295 feet, more or less on the southerly line to low watermark of the Cumberland River on which it measures 131 feet.

Being the same property conveyed to Louise Coward Swinney by deed from J. L. Smiley and wife, Lillie S. Smiley of record in Book 1450, page 54, Register's Office for Davidson County, Tennessee.

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 I, the GRANTOR, do covenant with the said GRANTEES, that I am 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 as follows:

1. 1990 taxes, which are a lien but not yet due and payable, and which have been prorated between the parties and assumed by the GRANTEES herein.

2. Any and all matters as shown on the Plan of record in Book 421, Page 129, said Register's Office.

And I, the GRANTOR, do further covenant and bind myself, my 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.

WITNESS our hands on this the 15th day of January, 1989.

Henry C Hill Jr.
HENRY C. HILL, JR.

Louise Coward Swinney
LOUISE COWARD SWINNEY

Betty W. Hill
BETTY W. HILL

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, LOUISE COWARD SWINNEY, and HENRY C. HILL, JR. and wife, BETTY W. HILL, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this the 15TH day of January, 1989.

Kathy Burnett White
NOTARY PUBLIC

My Commission Expires: 12/29/93

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

Patsy C. Davidson
Affiant

Sworn to and subscribed before me, this the 15th day of January, 1989.

Kathy Burnett White
NOTARY PUBLIC

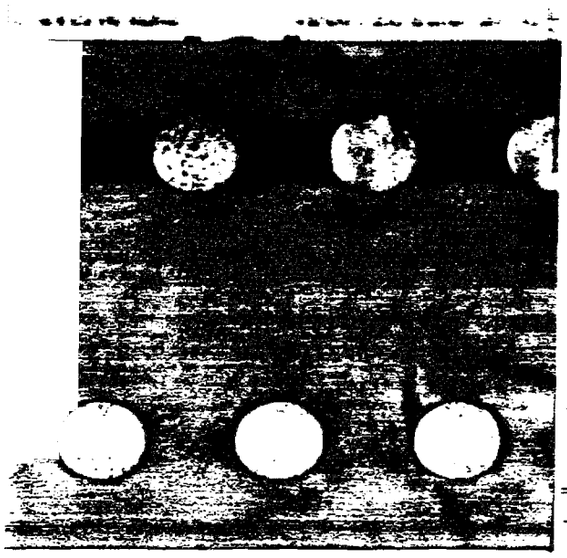
My Commission Expires: 12/29/93

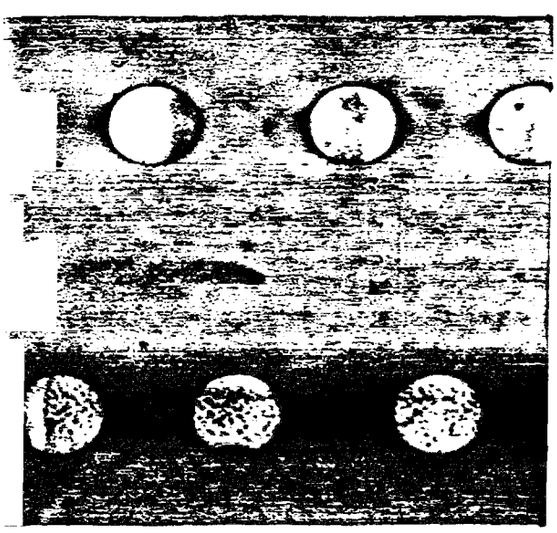
IDENTIFICATION REFERENCE

9.7.6 2 2.

JAN 22 8 24 AM '90

DAVIDSON COUNTY, TN





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

RECEIVED OF _____

FOR _____

BOOK 8029 PAGE 264

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
				CAMT 30000.00
				CON TX 99.00
				PRFEE 1.00
				WDEED 6.00
				TOTAL 106.00
				CHECK 106.00
01/22/90	01			08:25 0001 4609

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

97622

IDENTIFICATION REFERENCE

JAN 22 8 25 AM '90

FELIX Z. WILSON, II, REGISTER
DAVIDSON COUNTY, TN

No. 28569