This Instrument Prepared By:
Fred C. Dance

Attorney at Law
Suite 501, 501 Union Street
Nashville, TN 37219

New Owner Is:
William Bailey O'Neal & Wife
Janice Allen O'Neal

Send Tax Bills To:
William Bailey O'Neal,
Et Ux P.O. Box 120562
Nash. TN 37212
Map-Parcel Numbers
83-02-115

BOOK 8035 PAGE 874

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $ 18,500.00.

William Bailey O'Neal
Affiant

Subscribed and sworn to before me this 27th day of December, 1989.

My commission expires: 3/27/93

Fred C. Dance
Notary Public

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which is hereby acknowledged, we, ROGER P. HOGAN, BRUCE A. HOGAN AND RICHARD W. HUNLEY, hereinafter referred to as Grantors, have bargained and sold, and by these presents do transfer and convey unto the said WILLIAM BAILEY O'NEAL AND WIFE, JANICE ALLEN O'NEAL, hereinafter referred to as Grantees, their heirs and assigns, that certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, fully described as follows:

Being the easterly 50 feet of Lot No. 4 on the Map of Weakley Place, as of record in Book 161, page 131, Register's Office for Davidson County, Tennessee.

Said part of Lot No. 4 fronts 40 feet on the southerly margin of Sharpe Avenue, formerly Weakley Avenue, and runs back between parallel lines, 250 feet, to a dead line in the rear measuring 50 feet thereon.

Being the same property conveyed to Roger P. Hogan (55%), Bruce A. Hogan (38%) and Richard W. Hunley (7%) by deed from Fred C. Dance, of record in Book 7730, page 783, as corrected and re-recorded in Book _____, page _____, Register's Office of 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.

We, the Grantors, do covenant with the said Grantees that we the Grantors are lawfully seized and possessed of said tract and parcel of land in fee simple, and have a good right to convey same and that the same is unencumbered, except 1989 taxes which are prorated as of the date hereof, and assumed by Grantee.

We, the Grantors, do further covenant and bind ourselves and our heirs and representatives to warrant and forever defend the title to the said tract or parcel of land to the said Grantees, their heirs and assigns against the lawful claims of all persons whomsoever.

WITNESS our hands this 27th day of December, 1989.

Roger P. Hogan

Bruce A. Hogan

Richard W. Hunley

STATE OF TENNESSEE
COUNTY OF DAVIDSON

7746 01/31 0101 03CHECK 68.05

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, Roger P. Hogan, Bruce A. Hogan & Richard W. Hunley, the within named bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this the 27th day of December, 1989.

My Commission Expires: 3/27/93

Notary Public

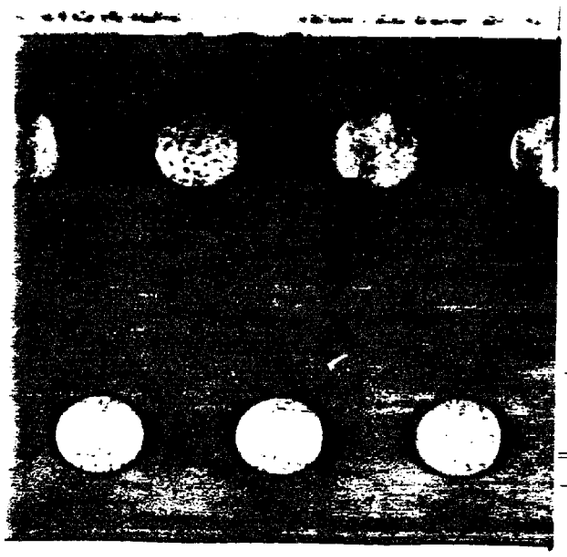
00330

IDENTIF. TREFERENCE

JAN 31 9 02 AM '90

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY TN.

RUSH



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

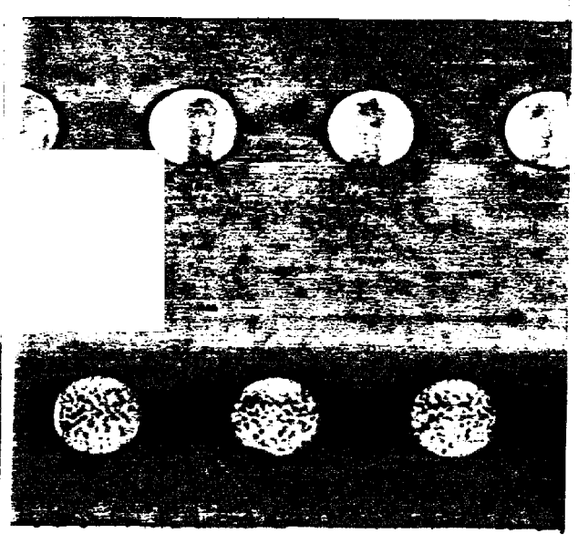
RECEIVED OF _____

FOR _____

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CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO 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 18500.00
CON TX 61.05
PRFEE 1.00
MDEED 6.00
TOTAL 68.05
CHECK 68.05

01/31/90 01 08:59 0001 7746
RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

00330

REFERENCE

Jan 31 9 02 AM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 288798