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STATE OF TENNESSEE
COUNTY OF DAVIDSON FILE BOX 3

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 133,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 25th DAY OF May 19 90

Notary Public

MY COMMISSION EXPIRES: 8-13-94
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
EDWARD SEDDON, ATTORNEY AT LAW

25 Century Blvd. - Suite 405, Nashville, TN 37214 111 West College Street, Murfreesboro, TN 37130 719 N. Second Street, Clarksville, TN 37040

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Paul R. Peninger	SAME	MAP 150-3
(NAME)	(NAME)	
3901 Hillshire Drive		PARCEL 299
(ADDRESS)	(ADDRESS)	
Antioch, Tennessee 37013		2DX-03675
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, Karl E. Martersteck and wife, Mary Martersteck

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Paul R.Peninger and wife, Maria M. Peninger

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:

Being Lot No. 610, Section Two on the Plan of Kensington of Priest Lake of record in Plat Book 6250, page 593, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete legal description.

Being the same property conveyed to Karl E. Martersteck and wife, Mary Martersteck by deed from Philhall Corporation of record in Book 7216, page 39, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existings easements and restrictions of record.

This conveyance is subject to Restrictive Covenants of record in Book 6632, page 820 Register's Office for said County.

Sewer and Water Easement of record in Book 7154, page 323 and Book 7154, page 352, Register's Office for said County.

IDENTIFICATION JUN 15 2 34 PM '90 FILED & RECORDED DAVIDSON COUNTY, TN

0978 06/15 0101 03CHECK 445.90

( ) improved
(X) improved property, known as 3901 Hillshire Drive, Antioch, Tennessee 37013
(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 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 hand s this 16 day of APRIL 19 90

Karl E. Martersteck

Mary Martersteck

STATE OF ~~TENNESSEE~~ ILLINOIS

COUNTY OF ~~DAVIDSON~~ COOK

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Karl E. Martersteck and wife, Mary Martersteck

the 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 ~~Nashville~~ Winnetka, ILLINOIS, ~~Tennessee~~, this X 16th day of X April 19 X90.

Commission expires X 4-22-91

X Herbert I. Peck
Notary Public

"OFFICIAL SEAL"
HERBERT I. PECK
NOTARY PUBLIC, STATE OF ILLINOIS
MY COMMISSION EXPIRES 4/22/91

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____.

My commission expires _____

_____
Notary Public

WARRANTY DEED

FROM
Karl E. Martersteck and wife, Mary Martersteck

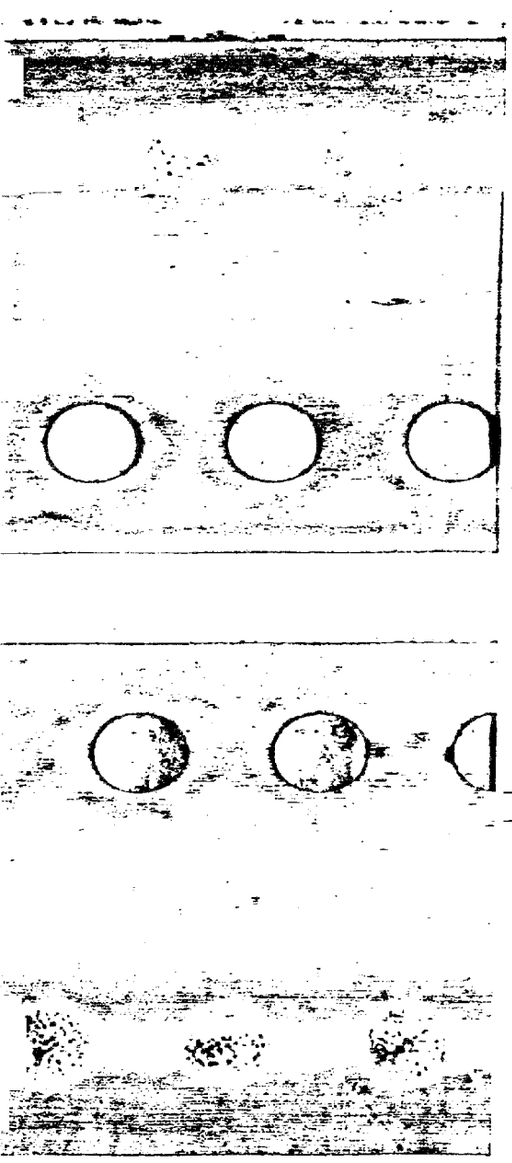
TO
Paul R. Peninger and wife,
Maria M. Peninger

RETURN TO:
CUMBERLAND TITLE COMPANY
5 Century Blvd. - Suite 405
Nashville, Tennessee 37214

11 W. College Street
Murfreesboro, Tennessee 37130

719 N. Second Street
Clarksville, Tennessee 37040

EDWARD SEDDON
ATTORNEY - AT - LAW



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
				133000.00
				CON TX 438.90
				PRFEE 1.00
				WDEED 6.00
				TOTAL 445.90
				CHECK 445.90
06/15/90	01			14:35 0001 0978

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

3441.0

IDENTIFI REFERENCE

JUN 15 2 34 PM '90

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY TN

No. 328623