STATE OF MISSOURI
COUNTY OF BUTLER

The actual consideration or value, whichever is greater, for this transfer is $64,984.72.

Affiant

Subscribed and sworn to before me this 12th day of April 1990

Notary Public

My commission expires 12/11/93

78161

IDENTIF. REFERENCE

DEC 7 1 42 PM '90

FELIX Z. WILSON II-REGISTER
DAVIDSON COUNTY TN.

WARRANTY DEED

Scott Swinney (New Owner)	Foster Mortgage Corporation (Mortgagee)	04D 12540 (Map-Parcel Numbers)
1108-1110 Forest Ridge Way Hermitage, TN 37076	6000 Western Place Fort Worth, TX 76101	087-09-0-025.00

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, William A. Swinney, hereinafter called the grantors, have bargained and sold, and by these presents do transfer and convey unto Scott Swinney, 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:

Land in Davidson County, Tennessee, being Lot No. 222 on the plan of Section 9, Valley Grove, of record in Book 5200, page 605, Register's Office for said County.

Said Lot No. 222 fronts 30.00 feet on the easterly margin of Forest Ridge Way and extends back 160.00 feet on the northerly line and 206.85 feet on the southerly line to a broken line in the rear, measuring 154.87 feet thereon.

Being the same property conveyed to William A. Swinney by deed from Thomas E. Armstrong of record in Book 7997, page 828, Register's Office for Davidson County, Tennessee.

This conveyance is subject to restrictive covenants of record in Book 6139, page 439, said Register's Office, and to the matters set forth in the above referenced plan of record.

It is understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantee to assume the unpaid balance of a note secured by a first mortgage Deed of Trust of record in Book 7341, page 287, said Register's Office, and also that the escrow account in connection with the aforesaid Deed of Trust is hereby transferred to the said Grantee.

This is improved property, known as 1108-1110 Forest Ridge Way, Hermitage, TN 37076.

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 12th day of April, 1990.

William A. Swinney

Prepared by William A. Swinney
1108 Forest Ridge Way
Hermitage TN 37076

INDIVIDUAL ACKNOWLEDGEMENT

BOOK 8253 PAGE 475

State of Missouri

County of Davidson

Personally appeared before me, the undersigned, a Notary Public of said county, William A. Swinney, the within named bargainor, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purpose therein contained.

WITNESS my hand, at office, this 12th day of April, 1990.

Brenda J. Kennedy
NOTARY PUBLIC

12.11.93

NOTARY PUBLIC SEAL STATE OF MISSOURI

7525 12/07 0101 03CHECK 221.50

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 8253 PAGE 476

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 64984.72
				CON TX 214.50
				PRFEE 1.00
				MDEED 6.00
				TOTAL 221.50
				CHECK 221.50
			12/07/90 01	13:42 0001 7525

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

78161

IDENTIF. TREFERENCE

DEC 7 1 42 PM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 379984