THIS INSTRUMENT PREPARED BY: EAST END TITLE & ESCROW, INC.
405 TWO MILE PIKE, SUITE C
GOODLETTSVILLE, TN 37072

B0453

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
KENNETH L. ZAHN	SAME	PART OF
(NAME:)	(NAME:)	
P.O. BOX 29		MAP 11
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
GREENBRIER, TN 37073		PARCEL 31
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

For and in Consideration of the sum of TEN AND NO/100 ($10.00)---------- *DOLLARS*

cash in hand paid, receipt of which is hereby acknowledged and other good and valuable considerations

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31046

IDENTIF. REFERENCE

JUL 28 9 55 AM '92

FELIX Z. DUNNAVANT REGISTER
DAVIDSON COUNTY TN.

9517 07/28 0101 03CHECK 79.60

We, THOMAS L. CUNNINGHAM AND WIFE, PATRICIA ANN CUNNINGHAM

have bargained and sold, and by these presents do transfer and convey unto the said KENNETH L. ZAHN HIS *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 described as Tract No. 6 on the unrecorded survey of Ray G. Cole, Registered Land Surveyor No. 924, P. O. Box 170, White House, TN 37188, dated February 20, 1990, as follows:

TRACT NO. 6: BEGINNING at a point which is the northeasterly corner of property conveyed to James J. Paskins and wife, Barbara S. Paskin, of record in Book 8416, page 631, Register's Office for Davidson County, Tennessee and the most northwesterly corner of this tract; thence N 40 deg. 31' 15" E, 69.16 feet to an iron pin set; thence S 57 deg. 16' 42" E, 105.93 feet to a point; thence around a curve having a distance of 104.72 feet to a point and 52.36 feet to a point; thence S 3 deg. 31' 21" E, 1245.45 feet to a point; thence N 84 deg. 48' 43" W, 487.42 feet to a point; thence N 29 deg. 37' 44" E, 248.76 feet to a point; thence N 05 deg. 54' 01" E, 317.51 feet to a point; thence N 00 deg. 18' 01" E, 152.70 feet to a point; thence N 06 deg. 48' 39" E, 612.14 feet to the point of beginning, containing 8.65 acres, more or less.

SUBJECT TO an Easement for Ingress, Egress and Regress; and Utilities and Agreement for Maintenance of Easement of record in Book 8429, page 468, and re-recorded in Book 8433, page 379, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value whichever is greater, for this transfer is $ 18,000.00

Subscribed and sworn to before me, this the 29th day of June, 19 92

Affiant

My commission expires: 1/23/93
(Affix Seal)

Notary Public

Further this conveyance is made SUBJECT TO the easement for utilities and agreement to maintain as set forth in the aforesaid Easement for Ingress, Egress and Regress; and Utilities and Agreement for Maintenance of Easement of record in Book 8429, page 468, and re-recorded in Book 8433, page 379, Register's Office for Davidson County, Tennessee.

Being a portion of the same property conveyed to THOMAS L. CUNNINGHAM AND WIFE, PATRICIA ANN CUNNINGHAM, by deed of record in Book 7604, page 678, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING RESTRICTIONS:

1) No residence shall be erected on the property containing less than an area twelve hundred (1,200) square feet, exclusive of open porches, garages and carports, and shall have no block exposed.

2) No timber or dirt shall be removed from the property for a period of five (5) years from date hereof.

3) No trailer, basement, tent, shack, barn or other outbuildings shall be erected or moved onto said property and/or used as a residence, temporarily or permanently.

4) No junk vehicles shall be kept on said property. No commercial swine or poultry. No trash, garbage or other waste, except in sanitary containers.

unimproved (X)
This is improved ( ) property, known as TRACT 6, GREER ROAD, GOODLETTSVILLE, TN 37072
(House Number) (Street) P. O. Address: (City or Town)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE, HIS ..... *heirs and assigns, forever.*

And WE *do covenant with the said* GRANTEE *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.*

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* GRANTEE, HIS ..... *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness OUR *hand* S *this* 29TH *day of* JUNE, *19* 92, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Thomas L. Cunningham
THOMAS L. CUNNINGHAM

Patricia Ann Cunningham
PATRICIA ANN CUNNINGHAM

Kenneth L. Zahn
KENNETH L. ZAHN

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned *, a Notary Public in and for said County and State, the within named* THOMAS L. CUNNINGHAM AND WIFE, PATRICIA ANN CUNNINGHAM AND KENNETH L. ZAHN

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

Witness my hand and official seal at Goodlettsville *, Tennessee, this* 29th *day of* June *, 19* 92 *.*

Carolyn Deeff *, Notary Public.*

Commission Expires 1/23/93 *.*

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 ....., *this* ..... *day of* ....., *19* ..... .

....., *Notary Public.*

Commission Expires ..... .

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, ..., *a Notary Public of the State and County aforesaid, personally appeared* ....., *with whom I am personally acquainted, and who, upon oath, acknowledged* .....*self to be* ....*of the* ....., *the within named bargainor, a corporation, and that* .....*he as such* ....., *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* .....*self as* ..... .

Witness my hand and seal, at office in ....., *this* .....*day of* ....., *19* ..... .

.....
Notary Public

Commission Expires ..... .

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8685 PAGE 567

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 18000.00
CON TX 66.60
PRFEE 1.00
WDEED 12.00
TOTAL 79.60
CHECK 79.60

07/28/92 01 09:56 0001 9517

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

31046

IDENTIF. TREFERENCE

JUL 28 9 55 AM '92

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY TN.

No. 554197