This Instrument Prepared By:
HAROLD REEVES, ATTORNEY P.C.
640 Spence Lane, Suite 218
Nashville, TN 37217
(615) 361-6679

File Box 24

BOOK 9217 PAGE 545

ADDRESS NEW OWNER:
Glenn T. Tidwell
2509 Nolensville Road
Nashville, TN 37211

SEND TAX BILL:
To Owner

MORTGAGEE:

MAP AND PARCEL:
MAP 72-15
PARCEL 334
15DA-60148

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, H. Ray McGee, hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto Glenn T. Tidwell, unmarried , hereinafter called the Grantee, his heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

> BEING Lot No. 4B, on the Zone Lot Dividion of Lot Nos. 3 and 4, of the James Burns Subdivision, of record in Plat Book 161, Page 98, and as amended in Book 6250, Page 581, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.
>
> Being the same property conveyed to H. Ray McGee, by deed from Secretary of Housing and Urban Development of record in Book 7931, Page 221, Register's Office for Davidson County, Tennessee.
>
> This is the same description as in previous deed of record.

This conveyance is subject to restrictions, easements and setback lines of record in Book 161, Page 98 and as amended in Book 6250, Page 581, said Register's Office.

This is improved property known as 2605 A, Pennington Avenue, Nashville TN 37216, and is not the principal residence of the Grantor and is not subject to marital rights herein.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Glenn T. Tidwell, unmarried, his heirs and assigns, forever; and I, H. Ray McGee, do covenant with the said Grantee that I am 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 I do further covenant and bind myself, my 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. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

06574
IDENTIFICATION REFERENCE

94 JAN 11 AM 11:02

Witness my hand this the 4th day of January, 1994.

H. Ray McGee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named H. Ray McGee, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within Warranty Deed for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this the 4th day of January, 1994.

NOTARY PUBLIC

My Commission Expires: 3/22/97

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

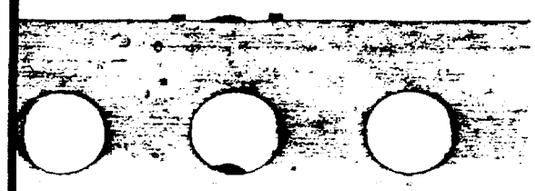
The actual value or consideration, whichever is greater, for this transfer is $ 21,000.00.

AFFIANT

Subscribed and sworn to before me this 4th day of January, 1994.

NOTARY PUBLIC
My Commission Expires: 3/22/97

3574 01/11 0101 03CHECK 86.70



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

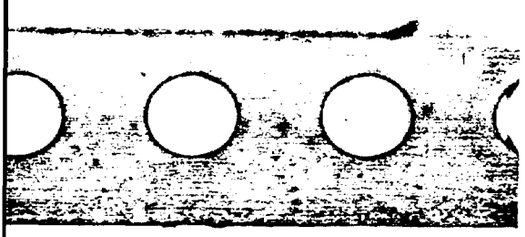
FOR _____ BOOK 9217 PAGE 547

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 21000.00
CON TX 77.70
PRFEE 1.00
WDEED 8.00
TOTAL 86.70
CHECK 86.70

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 52-82 9601 8534



06574
IDENTIF. & REFERENCE

94 JAN 11 AM 11:02
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 744538