This Instrument Prepared By:
DAVID R. KENNEDY, ATTORNEY AT LAW
4207 Lebanon Road, Suite 200
Hermitage, TN 37076
PH: (615) 883-4998

ADDRESS NEW OWNER:
DAVID R. SHERRILL and wife,
BETTY S. SHERRILL
209 Cameron Court
Hermitage, TN 37076

SEND TAX BILLS:
SAME

MORTGAGEE:
First Tennessee Bank, NA
202 Franklin Road
Brentwood, TN 37027

MAP AND PARCEL:
Map: 64-11A
Parcel: 16
F.B.: 4D 92022

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, Christopher C. Lennon and wife, Reva M. Lennon (wife having entered into this conveyance for the express purpose of transferring any and all right, title, and interest [marital or otherwise] that she may have in said real property), hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto David R. Sherrill and wife, Betty S. Sherrill, 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. 16, on the plan of Caleb Chase, of record in Plat Book 6250, Pages 821 and 822, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.
>
> Being the same property conveyed to Christopher C. Lennon, married, by Warranty Deed dated July 24, 1992, from Larry Powell, unmarried, of record in Book 8684, Page 618, Register's Office for Davidson County, Tennessee.

This is improved property known as 209 Cameron Court, Hermitage, Tennessee, 37076.

This conveyance is made subject to all zoning ordinances, restrictions and easements of record, or which a visual inspection of the property would reveal, including restrictive covenants of record in Book 6777, Page 453; Book 6783, Page 805; and Book 7189, Page 553, Register's Office for Davidson County, Tennessee; and, further subject to those facts, conditions and limitations shown on the plat of record in Plat Book 6250, Pages 821 and 822, said Register's Office, including a 15/20/8/2 foot minimum building setback line from front/rear/North/South, and a 10 foot easement for public utilities and drainage along the rear line of said property. Real property taxes for 1993 have been paid; 1994 Davidson County Property Taxes have been settled between the parties and will be paid by Grantees.

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, the Grantors, 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 shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this the 14th day of February, 1994.

Christopher C. Lennon
By: John P. Brown, III
Attorney-in-Fact

CHRISTOPHER C. LENNON
(by: John P. Brown, III,
Attorney in Fact
(pursuant to Limited Power of Attorney of record in Book 9245 Page 305, R.O.D.C.T.)

Reva M. Lennon
By: John P. Brown, III
Atty-in-fact

REVA M. LENNON
(by: John P. Brown, III,
Attorney in Fact
(pursuant to Limited Power of Attorney of record in Book 9245 Page 305, R.O.D.C.T.)

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Christopher C. Lennon and wife, Reva M. Lennon, the bargainors, by and through their Attorney-in-Fact, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within Warranty Deed for the purposes therein contained. Witness my hand and official seal at ~~Franklin,~~ Brentwood Tennessee, this the 14th ~~day~~ day of February, 1994.

NOTARY PUBLIC

My Commission Expires: 9-21-96

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

The actual value or consideration, whichever is greater, for this transfer is $97,000.00.

AFFIANT

Subscribed and sworn to before me this 14th day of February, 1994.

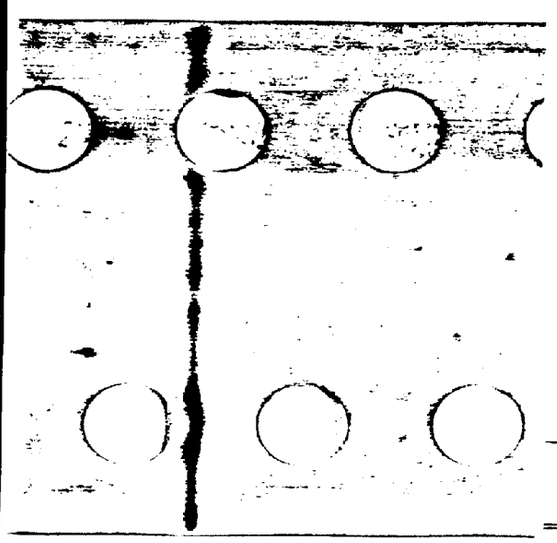
NOTARY PUBLIC

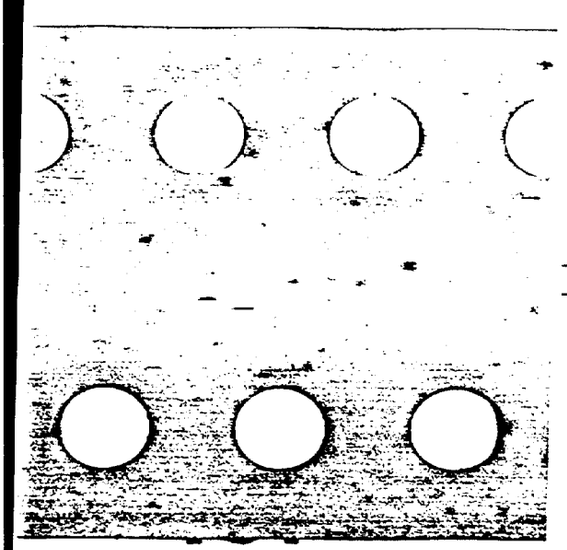
My Commission Expires: 9-21-96

10975

IDENTIFICATION REFERENCE

6926 02/18 0101 03CHECK 367.90





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

RECEIVED OF _____

FOR _____

BOOK 9252 PAGE 948

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 97000.00
				CON TX 358.90
				PRFEE 1.00
				WDEED 8.00
				TOTAL 367.90
				CHECK 367.90
02/18/94	01			09:12 0001 6926

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

IDENTIFICATION REFERENCE 18975

FILED

No. 757834