BOOK 9298 PAGE 869

This Instrument Prepared By:
LAWLESS & ASSOCIATES, P.C.
19th Floor
First American Center
Nashville, TN 37238-0068

ADDRESS NEW OWNER:
Mark A. Zenker and Jill DeBona
1929 Cromwell Drive
Nashville, Tennessee 37215

SEND TAX BILL:
NEW OWNER

MORTGAGEE:
Nashville Bank of Commerce
221 Fourth Avenue North
Nashville, TN 37219

MAP AND PARCEL:
MAP 158-3
GROUP
PARCEL 45

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, John Joseph Murray and wife, Katherine Thompson Murray, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Mark A. Zenker and wife, Jill DeBona, 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. 117 on the Plan of Hillsboro Park, Section III, as of record in Plat Book 2663, page 94, Register's Office for said County, to which plan reference is made for a more complete description.
>
> BEING the same property conveyed to John Joseph Murray and wife, Katherine Thompson Murray, by deed from Elizabeth Jeanette Nash, unmarried, Glenda Ann Nash Hightower, married, Virginia Juanita Nash Losey, married, and Mary Jo Nash Maloney, unmarried, Devisees under the Last Will and Testament of David Russell Nash, deceased, and James C. Hightower, Jr. and Harold A.Losey, of record in Book 7420, page 714, Register's Office for Davidson County, Tennessee.
>
> Katherine T. Murray and Katherine Thompson Murray are one and the same person.

This is improved property known as 1929 Cromwell Drive, Nashville, TN 37215.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Mark A. Zenker and wife, Jill DeBona, their heirs and assigns, forever; and we, John Joseph Murray and wife, Katherine Thompson Murray, 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 1st day of April, 1994.

John Joseph Murray

Katherine Thompson Murray

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named John Joseph Murray and wife, Katherine Thompson Murray, the bargainors, 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 Nashville, Tennessee, this the 1st day of April, 1994.

Margaret Jane Stuart
NOTARY PUBLIC

My Commission Expires: May 28, 1995

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $ 235,000.00.

Mark A. Zuk
AFFIANT

Subscribed and sworn to before me
this 1st day of April, 1994.

Margaret Jane Stuart
NOTARY PUBLIC

My Commission Expires: May 28, 1995

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

9057 04/04 0101 03CHECK 878.50

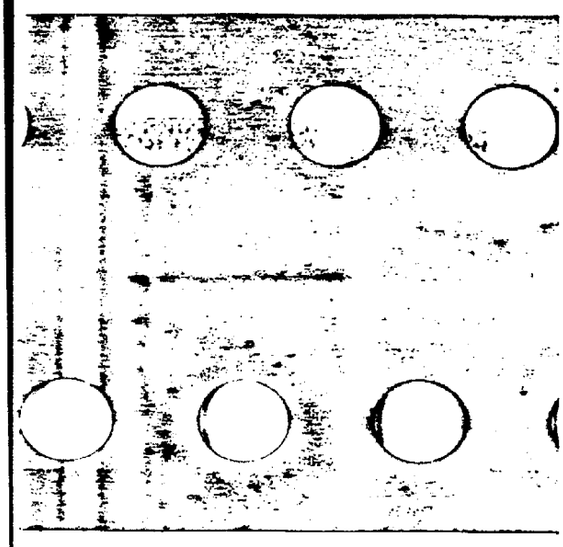
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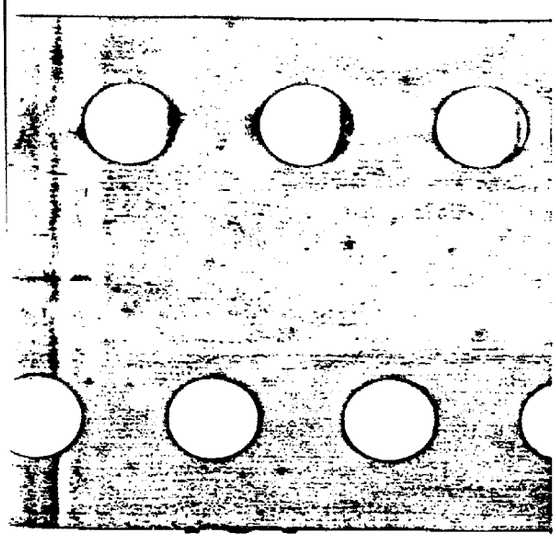
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DAVIDSON COUNTY REGISTER
DAVIDSON COUNTY, TN.

34161

IDENTIFICATION REFERENCE





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

MAMT 235000.00
ERR CO
MAMT 235000.00-
CAMT 235000.00
CON TX 869.50
PRFEE 1.00
UFEE 8.00
TOTAL 878.50
CHECK 878.50

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

04/04/94 01 14:48 0001 9057

34461
IDENTIFICATION REFERENCE

94 APR -4 PM 2:47
REGISTER
DAVIDSON COUNTY, TN.

No. 774317