THIS INSTRUMENT PREPARED BY
Robert L. Dozier
First American Ctr., Suite 1545
Nashville, TN 37238-1545
(615) 242-2525

WARRANTY DEED

BOOK 9311 PAGE 737

ADDRESS NEW OWNERS:	SEND TAX BILLS TO:	MAP PARCEL NUMBER
RICHARD D. SWEENEY et ux 114 Glendale Garden Drive Nashville, TN 37204	SAME	Map No. 117-15 Par. Nos. 170 & 171

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, I, MONTGOMERY G. TURNER, a single person, hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto RICHARD D. SWEENEY and wife, JANICE B. SWEENEY, 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 Lots Nos. 1 and 3 on the plan of Turner Subdivision, Glen Echo Road, as of record in Book 8250, page 259, Register's Office for said county and described as follows:

Lot No. 1 fronts 63.40 feet on the northerly margin of Glen Echo Road and extends back 188.15 feet on the easterly line and 201.19 feet on the westerly line to a deadline in the rear which measures 65.00 feet.

Lot No. 3 fronts 55.00 feet on the northerly margin of Glen Echo Road and extends back 185.33 feet on the easterly line and 183.11 feet on the westerly line to a deadline in the rear which measures 76.33 feet.

The foregoing legal description was prepared from the recorded plan, as noted above. The plan was prepared by Michael V. Holmes, H & H Land Surveying, Inc., 609 Dunston Dr., Nashville, TN.

The hereinabove Lots shall be subject to a 75 foot minimum building setback line from the northerly margin of Glen Echo Road, which shall run with the land and be binding on Grantees, their heirs, successors and assigns.

Being part of the same property conveyed to Montgomery G. Turner, unmarried, by deed from Veta May Kirchner, unmarried, of record in Book 8915, page 441, Register's Office for Davidson County, Tennessee.

This is unimproved property, known as Glen Echo Road, Nashville, TN.

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 I do covenant with the said GRANTEES 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 and my 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.

Witness my hand this 13 day of April, 1994.

MONTGOMERY G. TURNER, Seller

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, Robert L. Dozier, a Notary Public in and for said County and State, the within named MONTGOMERY G. TURNER, 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 purposes therein contained.

Witness my hand and seal, at Nashville, Tennessee, this 13 day of April, 1994.

Robert L. Dozier
Notary Public

3856 04/13 0101 03CHECK 360.50

My Commission Expires : 1/27/96

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The actual consideration or value whichever is greater, for this transfer is $95,000.00.

Affiant

Subscribed and sworn to before me, this the 13th day of April, 1994

Robert L. Dozier
Notary Public

My Commission Expires: 1/27/96
(Affix Seal)

38889

IDENTIFICATION REFERENCE

94 APR 13 PM 4:05

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN.

WARRANTY DEED

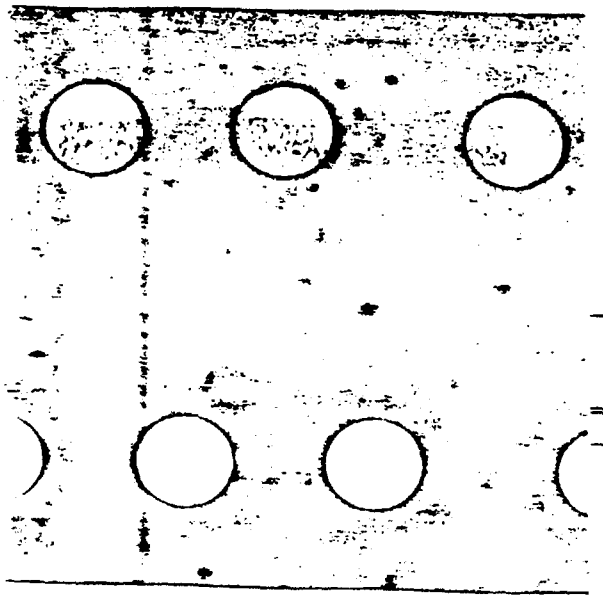
FROM

Montgomery G. Turner

TO

Richard D. Sweeney and wife,

Janice B. Sweeney



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

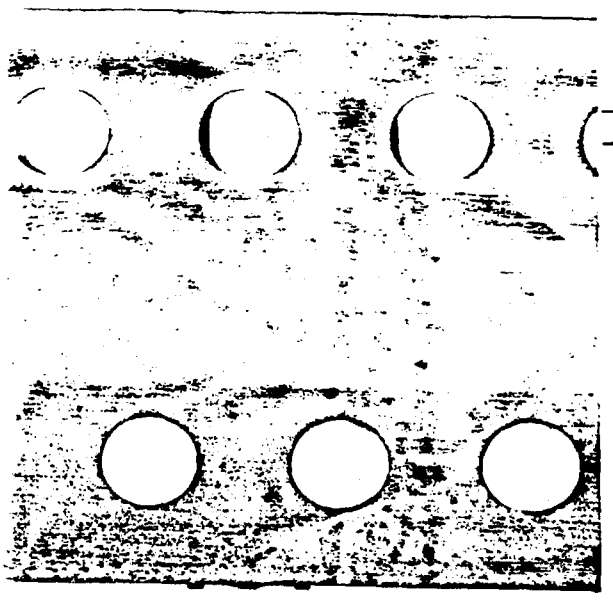
RECEIVED OF _____

FOR _____

BOOK 9311 PAGE 739

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	95000.00
CON TX	351.50
PRFEE	1.00
WDEED	8.00
TOTAL	360.50
BY: BANK	360.50

RECEIPT IS NOT VALID UNTIL CHECK IS PAID

04/13/94 01 16:06 0001 3856

33889

IDENTIFICATION REFERENCE

94 APR 13 PM 4:05

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 779060