THIS INSTRUMENT PREPARED BY INFORMATION FURNISHED BY THE PARTIES HERETO

THIS INSTRUMENT PREPARED BY:
STEWART & BLACK, ATTORNEYS
333 SOUTH GALLATIN ROAD
MADISON, TN 37115

ADDRESS NEW OWNER:

KAREN TREICHLER AND JESSICA TREICHLER
913 NEW DUE WEST AVENUE
MADISON, TN 37115

MAP/PARCEL NUMBER:

MAP 51-1, PARCEL 53

SEND TAX BILLS TO:

SAME

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $42,500.00.

Karen Treichler

AFFIANT

Subscribed and sworn to me this the 6TH day of MAY, 1994.

Notary Public
My commission expires: 3-11-96

94 MAY 11 PM 12:13
FELIX ... REGISTER
DAVIDSON COUNTY, TN.

MAIL ENV.

48893
IDENTIFICATION REFERENCE

STATE OF TENNESSEE NOTARY PUBLIC AT LARGE

WARRANTY DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN AND no/100 ($10.00) DOLLARS, cash in hand paid and other good and valuable considerations, the receipt and sufficiency of which are hereby expressly acknowledged, I, RUTH R. LEWIS, UNMARRIED, hereinafter referred to as GRANTOR, have this day bargained and sold, and do hereby transfer and convey unto the said KAREN TREICHLER AND JESSICA D. TREICHLER, AS JOINT TENANTS WITH RIGHT OF SURVIVORSHIP, hereinafter referred to as GRANTEES, THEIR successors, heirs and assigns, certain real estate in DAVIDSON County, Tennessee, being more particularly described in Exhibit "A", which is attached hereto and incorporated herein by reference, together with all right, title and interest of GRANTOR in and to any easements and rights-of-way adjoining or abutting said real estate and any covenants and other rights appurtenant thereto (the "Property"). This conveyance of the "Property", and all covenants and warranties contained herein, are made expressly subject to the exceptions and other matters set forth in Exhibit "B", which is attached hereto and incorporated herein by reference.

This is improved property known as 913 NEW DUE WEST AVENUE, MADISON, TN 37115.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said GRANTEES, THEIR successors, heirs and assigns forever, I covenant that I AM lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered except to the extent otherwise set forth in Exhibit "B" hereto.

I further covenant and bind MYSELF and MY heirs and representatives, to warrant and forever defend the title to said GRANTEES, THEIR successors, heirs and assigns, against the lawful claims of all persons.

WITNESS my hand this 6TH day of MAY, 1994.

Ruth R. Lewis
RUTH R. LEWIS

STATE OF TENNESSEE :

COUNTY OF DAVIDSON :

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, RUTH R. LEWIS, UNMARRIED, the within named bargainor, with whom I am personally acquainted (or who proved TO ME upon satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at MADISON, Tennessee, on this the 6TH day of MAY, 1994.

Denise C. Gibbs
notary public

My commission expires: 5-11-96

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

EXHIBIT 'A'

Land in the 11th Civil District of Davidson County, Tennessee, being Lot No. 79 on the Map of Due West Valley Acres, not of record, but described as follows:

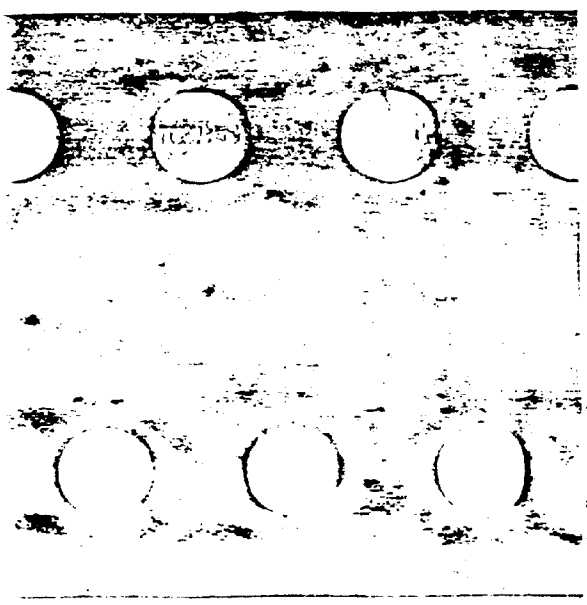
Beginning on the southerly margin of Due West Avenue, at the common corner of Lots Nos. 79 and 80; thence with the line between said lots Nos. 79 and 80, southerly 500 feet to a point and dead line; thence with the same and westerly 100 feet to a point; thence northerly 500 feet to the southerly margin of Due West Avenue; thence with said margin easterly 100 feet to the beginning.

Being the same property conveyed to Ruth R. Lewis by Quitclaim Deed from Brenda Manning Murphy and husband, Larry L. Murphy, of record in Book 5913, page 50, Register's Office for Davidson County, Tennessee.

4801 05/11 0101 03CHECK 170.25

EXHIBIT 'B'

1. Real property taxes for 1994 and all future years.
2. Unrecorded easements for roads and utilities, if any.
3. Any recorded or unrecorded easements, if any.



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

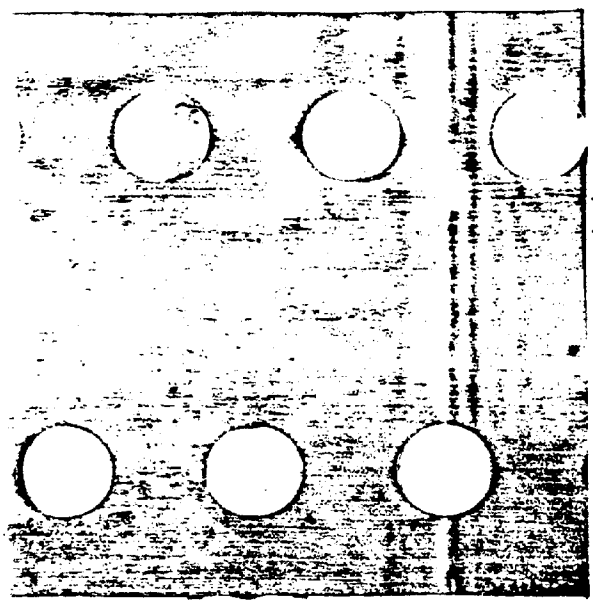
RECEIVED OF _____

FOR _____

BOOK 9341 PAGE 587

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	42500.00
CON TX	157.25
PRFEE	1.00
WDEED	12.00
TOTAL	170.25
CHECK	170.25

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

05/11/94 01 12:13 0001 4801

48893
IDENTIF. & REFERENCE

94 MAY 11 PM 12: 13

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 789844