Box 50B

This Instrument Prepared By:
Stokes & Bartholomew, P.A.
3310 West End Avenue, 4th Floor
Nashville TN 37203
Return to Box 50-B

BOOK 9363 PAGE 352

ADDRESS NEW OWNER:
Steven Kurt Denny and Barbara Carter Denny
1900 Warfield Drive
Nashville, Tennessee 37215

SEND TAX BILL:
To Owner

MORTGAGEE:
Union Planters National Bank,
a national banking association
401 Union Street
Nashville, Tn 37219

MAP AND PARCEL:

MAP	131
GROUP	03
PARCEL	03

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, W. Bryant Tirrill and wife, Nancy Cartwright Tirrill, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Steven Kurt Denny and wife, Barbara Carter Denny, 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. 13 on the Plan of Colonial Heights, of record in Book 1130, page 102, Register's Office for said County.
>
> Said Lot No. 13, which is a corner lot, fronts 65.6 feet on the northerly margin of Warfield Drive and fronts 126.4 feet on the westerly margin of Burtonwood Drive, said frontages being joined by a curve having a length of 35.4 feet, and extends back 59.5 feet on the northerly line and 150 feet on the westerly line to a point of intersection.
>
> Being the same property conveyed to W. Bryant Tirrill and wife, Nancy Cartwright Tirrill by deed from Walter F. Schatz and wife, Mary Schatz, as of record in Book 7858, page 128, Register's Office for Davidson County, Tennessee.

This is improved property known as 1900 Warfield Drive, Nashville, TN 37215.

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

1. Subject to 1994 property taxes which are not yet due and payable.
2. Subject to all matters shown on the Plan of record in Book 1130, page 102, Register's Office.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Steven Kurt Denny and wife, Barbara Carter Denny, their heirs and assigns, forever; and we, W. Bryant Tirrill and wife, Nancy Cartwright Tirrill, 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 27th day of May, 1994.

W. Bryant Tirrill

W. Bryant Tirrill

Nancy Cartwright Tirrill

Nancy Cartwright Tirrill

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named W. Bryant Tirrill and wife, Nancy Cartwright Tirrill, 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 27th day of May, 1994.

R. L. MOORE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

NOTARY PUBLIC

My Commission Expires: Jan 21, 1996

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $ 113,500.00.

AFFIANT

Subscribed and sworn to before me this 27th day of May, 1994.

R. L. MOORE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

NOTARY PUBLIC

My Commission Expires: Jan 21, 1996

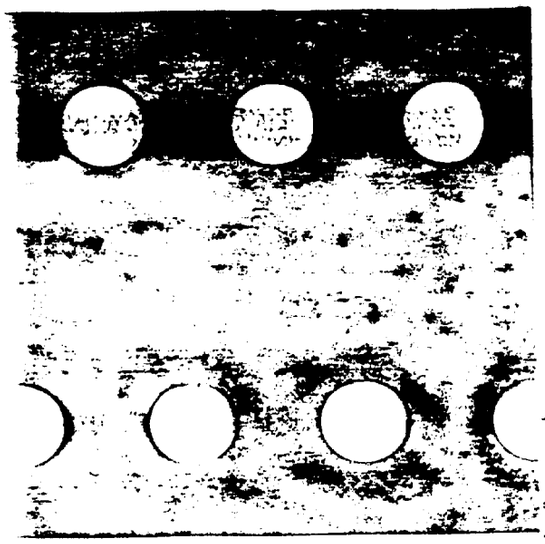
RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

94 JUN -1 PM 2:29

FELIX A. ... REGISTER DAVIDSON COUNTY, TENN.

56137 IDENTIF. & REFERENCE

0596 06/01 0101 03CHECK 428.95



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

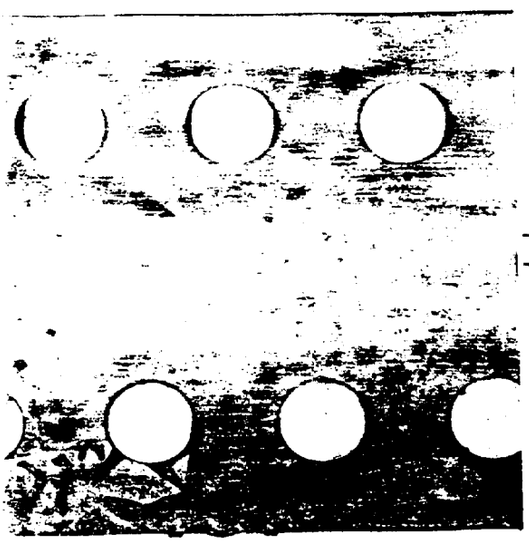
RECEIVED OF _____

FOR _____

BOOK 9363 PAGE 354

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		PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	
			CAPT	112500.00
			CON TX	419.95
			PRFEE	1.00
			MDEED	8.00
			TOTAL	428.95
			CHECK	428.95
06/01/94	01	14:29	0001	0596



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

56137
IDENTIF. ↑ REFERENCE

94 JUN -1 PM 2:29
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 797582