ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NOS.
Don O. Riddle Donald O. Riddle, Jr. 1919 Long Hollow Pike Gallatin, TN 37066	New Owners	Map 095-110 Parcels 120.00

This instrument prepared by: Robert J. Notstine, III, Attorney, 104 Woodmont Boulevard, Suite 115, Nashville, Tennessee 37205

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, I, Gary Wayne Leeper, married, (The "Grantor") has bargained and sold, and by these presents does transfer and convey unto Don O. Riddle and Donald O. Riddle, Jr., both married, (The "Grantees"), Grantees's successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, being more particularly described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 60 on the Map of Clover Dale Subdivision, of record in Book 2133 ,page 9, Register's Office for Davidson County, Tennessee.

Said Lot No. 60 fronts 67 feet on the southwesterly side of Springview Drive and runs back 207 feet on the northwesterly line and 236 feet on the southeasterly line to a dead line in the rear on which it measures 133.5 feet.

Being the same property conveyed to Gary Wayne Leeper by Quitclaim Deed from Illona G. Leeper of record in Book 7149, page 291, said Register's Office for Davidson County, Tennessee.

Brenda Leeper wife of, Gary Wayne Leeper joins in this conveyance to convey any interest she may have in the subject real property particularly any marital interest.

This conveyance is subject to taxes for the year 1994 and subsequent years, easements and restrictive covenants of record.

This is improved property commonly known as 426 Springview Drive, Donelson, Tennessee 37214.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater for this transfer is $61,000.00.

Gary Wayne Leeper
Affiant

Subscribed and sworn to before me this 3rd day of June, 1994.

Notary Public

My Commission Expires: My Commission Expires Nov 22, 1997

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantees, Grantees's successors and assigns, forever.

And Grantor does covenant with the said Grantees that Grantor is lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered except as set forth hereinabove.

And Grantor does further covenant and bind himself, his representatives and assigns, to warrant and forever defend the title to the Property to the said Grantees, their successors and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has caused this Deed to be executed this 3rd day of June, 1994.

Gary Wayne Leeper
Gary Wayne Leeper

Brenda Leeper
Brenda Leeper

STATE OF TENNESSEE}
COUNTY OF DAVIDSON}

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Gary Wayne Leeper and wife, Brenda Leeper, with whom I am personally acquainted (or Proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 3rd day of June, 1994.

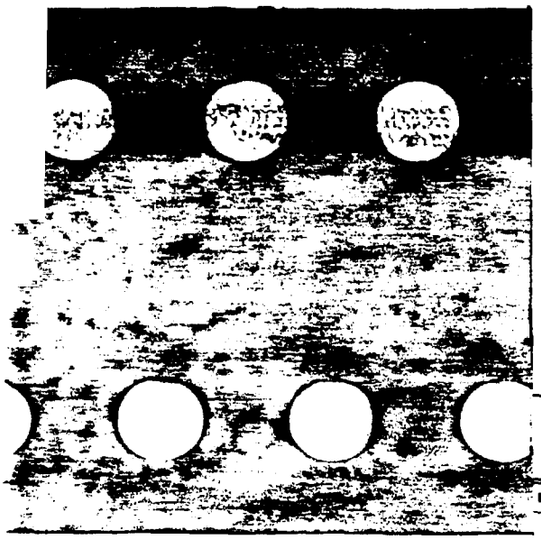
Notary Public

My Commission Expires: My Commission Expires Nov. 22, 1997

57883
IDENTIFICATION REFERENCE

94 JUN -6 PM 12:32
FELIX ... DAVIDSON COUNTY, TN.

2660 06/06 0101 03CHECK 234.70



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9369 PAGE 416

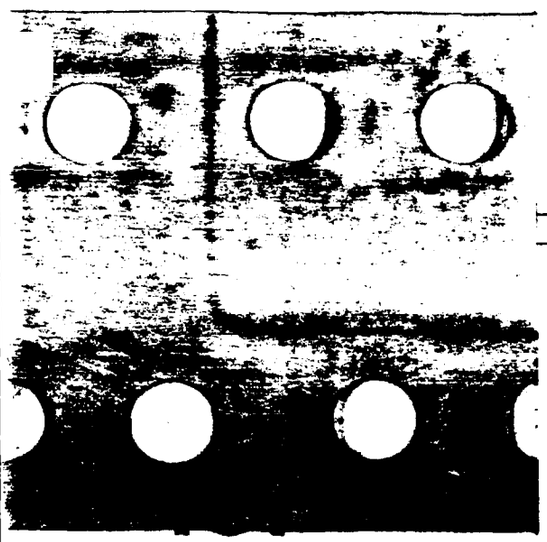
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 61000.00
CON TX 225.70
PRFEE 1.00
WDEED 8.00
TOTAL 234.70
CHECK 234.70

06/06/94 01 12:34 0001 2660

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



57883
IDENTIF. # REFERENCE

94 JUN -6 PM 12:32
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 799435