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PREPARED BY (AND RETURN TO):
WILKINS & IVEY, Attorneys
2405 Crestmoor Road; P.O. Box 150157
Nashville, Tennessee 37215-0157
Ph. (615) 298-3312 - Fax. 292-8746

W & I Ref: (ljh) (Title No: 35315)
Dav. Co. File: Box 8

State of Tennessee
County of Davidson
The actual consideration or value, whichever is greater, for this transfer is: $ 124000.00

Kathy Morris
Affiant

Sworn and subscribed before me this
21st day of June, 1994.

Deborah A Bevis
Notary Public

My Comm. Expires: 9-24-94

NOTARY PUBLIC

ADDRESS NEW OWNER:	RESPONSIBLE FOR PAYMENT OF TAXES:	MAP-PARCEL NUMBERS
Matthew J. Beuter Wendy C. Beuter 5643 Kendall Drive Nashville, TN 37209	Third National Bank In Nashville 201 Fourth Avenue North Nashville, TN 37219	103-06-102

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **David H. Cosgrove and spouse, Beth A. Wendell Cosgrove,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Matthew J. Beuter and spouse, Wendy C. Beuter,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

LAND in Davidson County, Tennessee, being Lot No. 23 on the plan of Brookside Courts Addition No. 2, of record in Book 1835, page 47, Register's Office for said County.

SAID Lot No. 23 fronts 70.0 feet on the southeasterly margin of Kendall Drive and extends back between parallel lines 189.9 feet to a dead line in the rear.

BEING the same property conveyed to David H. Cosgrove and Beth A. Wendell by deed from John B. Picklesimer and wife, Cathy L. Picklesimer of record in Book 8064, page 662, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all matters shown on the herein referenced Plan of record in said Register's Office.

64097

IDENTIF. & REFERENCE

94 JUN 23 AM 10:51

FELIX A. [illegible] REGISTER
DAVIDSON COUNTY, TN.

This is improved property, known as: 5643 Kendall Drive, Nashville, TN 37209

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

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 21st day of June, 1994.

David H. Cosgrove

David H. Cosgrove

Beth A. Wendell Cosgrove

Beth A. Wendell Cosgrove

9412 06/30/0001 03CHECK 467-80

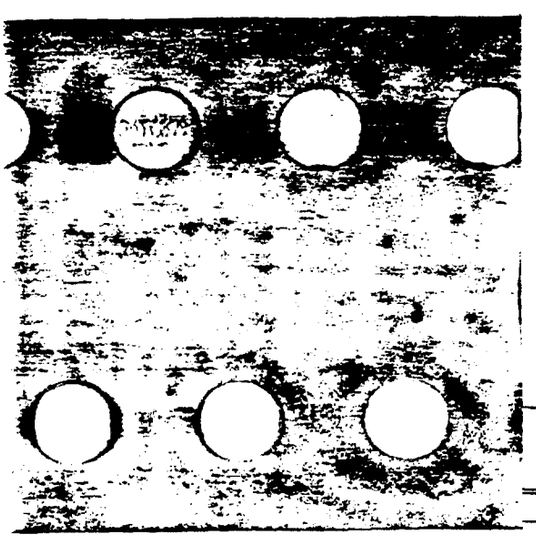
State of Tennessee
County of Davidson

On this 21st day of June, 1994, before me the undersigned authority, personally appeared **David H. Cosgrove** and **Beth A. Wendell Cosgrove**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

CHRISTY WILKINS IVEY
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
My Commission Expires 9/16/95

My Commission Expires:

Notary Public



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

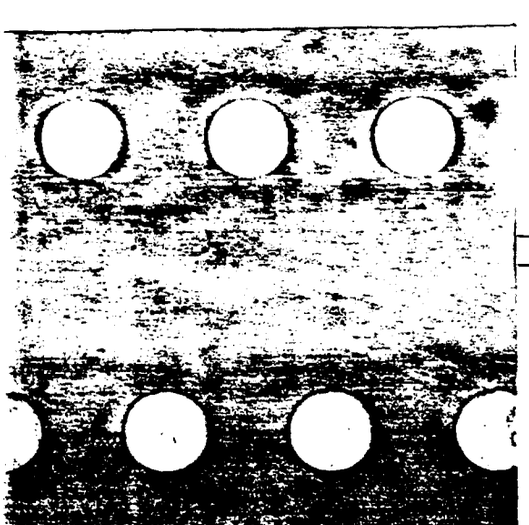
RECEIVED OF _____

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



CAMT 124000.00
CON TX 458.80
PRFEE 1.00
WDEED 8.00
TOTAL 467.80
CHECK 467.80

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

06/26/94 01 10-52 0001 9412

64097
IDENTIF. ↑ REFERENCE

94 JUN 23 AM 10:51
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 806123