ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NOS.
Manon D. Stephenson Walter H. Stephenson,II 4625 Mountain View Dr. Nashville, TN 37215	NationsBanc Mortgage 2049 Northlake Prkwy Tucker, GA 30084	Map 149-2 Parcel 97

This instrument prepared by: Robert J. Notestine, 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, We, Garret Adare Fitzgerald and wife, Catherine Fitzgerald (The "Grantors") have bargained and sold, and by these presents do transfer and convey unto Manon D. Stephenson and husband, Walter H. Stephenson, II (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:

Parcel Number 57 on the Plan of Zone-lot division, Lot 24, Tyne Crest of record in Book 5800, page 134, Register's Office for Davidson County, Tennessee, to which plan reference is herein made for a more complete description. Being the southerly 1/2 of Lot 243 as above described.

Being the same property conveyed to Garret Adare Fitzgerald and wife, Catherine Fitzgerald by Warranty Deed from Downey Construction Company of record in Book 6102, page 779, said Register's Office for Davidson County, Tennessee.

This conveyance is subject to all existing easements of record.

This conveyance is subject to the restriction of record in Book 5977, page 811, said Register's Office for Davidson County, Tennessee.

This improved property is commonly known as 4625 Mountain View Drive, Nashville, Tennessee. 37215.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater for this transfer is $165,000.00.

Manon D. Stephenson
Affiant

Subscribed and sworn to before me this 6th day of September, 1994.

Notary Public

My Commission Expires Jan 24, 1998

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.

94 SEP -8 PM 3:06
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN

89117
IDENTIFICATION REFERENCE

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

And Grantors do further covenant and bind themselves, their 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 Grantors have caused this Deed to be executed this 6th day of September, 1994.

Garret Adare Fitzgerald
By: Herbert H. Stuart
Attorney in Fact

Catherine Fitzgerald
By: Herbert H. Stuart
Attorney in Fact

STATE OF TENNESSEE}
COUNTY OF DAVIDSON}

Before me personally appeared Herbert H. Stuart to me known to be the person who executed the foregoing instrument in behalf of Garret Adare Fitzgerald and wife, Catherine Fitzgerald acknowledged that he executed the same as the free act and deed of said Garret Adare Fitzgerald and wife, Catherine Fitzgerald.

Witness my hand and official seal at Nashville, Tennessee, this 6th day of September, 1994.

My commission expires: 2-2-95

Notary Public

6502 09/08 0101 03CHECK 619.50

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

RECEIVED OF _____

FOR _____

BOOK 9459 PAGE 813

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
165000.00
CON TX 610.50
PRFEE 1.00
WDEED 8.00
TOTAL 619.50
CHECK 619.50

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 0001 6502

89117
IDENTIF. & REFERENCE

94 SEP -8 PM 3:07
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 832856