This Instrument Prepared By:
HAROLD REEVES, ATTORNEY P.C.
2780 Highway 31W
White House, TN 37188

Mail

BOOK 9462 PAGE 253

ADDRESS NEW OWNER:
Michael L. Barrs and Connie F. Barrs
1320 Presidential Trace
Hermitage, TN 37076

SEND TAX BILL:
To Mortgagee

MORTGAGEE:
Keycorp Mortgage, Inc.
205 Park Club Lane PO Box 9000
Buffalo, NY 14231-9000

MAP AND PARCEL:
MAP 86 Gp 7
PARCEL 136
4D 91370

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, Beverly Ann Peltz, unmarried, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Michael L. Barrs and wife, Connie F. Barrs, as tenants by the entirety , 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:

BEING Lot 287, Phase V-A, Jackson's Retreat, of record in Book 6250, Page 309, Register's Office, Davidson County, Tennessee.

Being the same property conveyed to Beverly Ann Peltz , by deed from Tsungshing Yang and wife, Shuing Yang of record in Book 7981, Page 881, Register's Office for Davidson County, Tennessee.

This is the same description as in previous deed of record.

Subject to Declaration of Covenants, Conditions, and Restrictions of record in Book 5741, Page 360; Charter of record in Book 5745, Page 283; By-Laws of record in Book 5745, Page 294 and Restrictive Covenants of record in Book 6482, Page 679, Register's Office, Davidson County, Tennessee.

This conveyance is subject to public utility and drainage easment and minimum building setback lines of record in Book 6250, Page 309, said Register's Office.

This is improved property known as 1320 Presidential Trace, Hermitage, TN 37076.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Michael L. Barrs and wife, Connie F. Barrs, their heirs and assigns, forever; and we, Beverly Ann Peltz, unmarried 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.

89979
IDENTIFICATION REFERENCE
94 SEP 12 AM 11:08
FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN.

7427 09/12 0101 03CHECK 290.20

Witness our hands this the 2nd day of September, 1994.

Beverly Ann Peltz

Beverly Ann Peltz

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Beverly Ann Peltz, unmarried 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 , this the 2nd day of September, 1994.

Lacanya L Vader

NOTARY PUBLIC

My Commission Expires: My Commission Expires July 25, 1998

STATE OF TENNESSEE)
COUNTY OF Davidson)

The actual value or consideration, whichever is greater, for this transfer is $ 76,000.00.

Michael L Barr

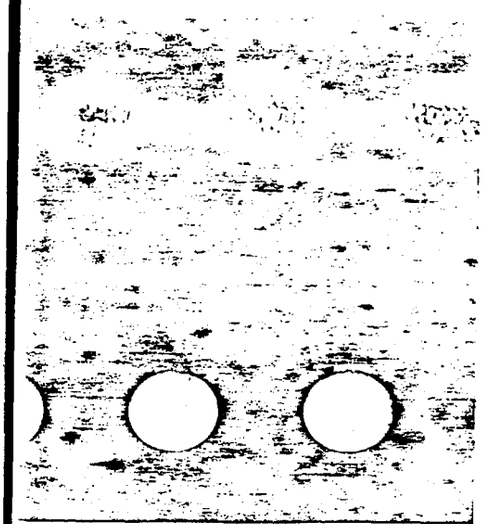
AFFIANT

Subscribed and sworn to before me this 2nd day of September, 1994.

Lacanya L Vader

NOTARY PUBLIC

My Commission Expires: My Commission Expires July 25, 1998





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 76000.00
CON TX 281.20
PRFEE 1.00
WDEED 8.00
TOTAL ~~290.20~~
CHECK ~~290.20~~

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

09/12/94 01 11:07 0001 7427

89979
IDENTIF. # REFERENCE

94 SEP 12 AM 11:08

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 833773