This Instrument Prepared By:Daniel P. Niznik,Attorney,American Title Company,Inc.,831 Wren Road,Goodlettsville,Tennessee 37072

BOOK 9634 PG 357

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Barry E. Ambuehl	same as new owner	148-08
(NAME)	(NAME)	
4657 Long Branch		217
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Antioch,Tn. 37013		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100----------
----------($10.00)---------- *Dollars,*

Cash in hand paid,and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged,I

SEAN M. SWEENEY,UNMARRIED

have this day bargained and sold, and do hereby transfer and convey unto the said BARRY E. AMBUEHL and wife,SHELDA B. AMBUEHL

the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows

Land in Davidson County,Tennessee,being Lot No. 31 on the Plan of Terragon Trails,Section 9,of record in Plat Book 5200,Page 85,said Register's Office.

Said Lot No. 31 fronts 55.0 feet on the southeasterly side of Long Branch and runs back 159.51 feet on the southeasterly line and 138.34 feet on the northwesterly line to a broken line in the rear which measures a total of 84.41 feet thereon.

Being all the same property conveyed to Sean M. Sweeney by deed of record in Book 6980,Page 494,Register's Office for Davidson County,Tennessee.

IDENTIFICATION REFERENCE 47701

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 68,000.00

Subscribed and sworn to before me this the 30th *day of* March *19* 95

My commission expires 11/25/95 *(Affix Seal)*

Affiant

Notary Public

unimproved ( )
This is improved (X) property, known as 4657 Long Branch,Antioch,Tennessee 37013
(House Number) (Street) P.O. Address (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered Except Restrictions & Plat of record and Easement Bk 6980,Page 502,R.O.D.C.T.M

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons

Whenever used, the singular number shall include the plural, the plural the singular and the use of any gender shall be applicable to all genders

Witness our hands this 30th *day of* March *19* 95 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date*

Sean M Sweeney

SEAN M. SWEENEY

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING FOR REPRODUCTION UNSATISFACTORY IN THIS DOCUMENT

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me the undersigned, *a Notary Public in and for said County and State* Sean M. Sweeney, Unmarried, *the within named bargainor*, *with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that* he *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at Nashville, *Tennessee, this* 30th *day of* March, *19*95.

Notary Public

Commission expires 11/25/95

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, *a Notary Public of the State and County aforesaid, personally appeared* _____, *with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath acknowledged* _____ *self to be* _____ *of the* _____, *the within named bargainor, a corporation, and that* _____ *he as such* _____ *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* _____ *self as* _____.

Witness my hand and seal, at office in _____, *this* _____ *day of* _____, *19*____.

_____ *Notary Public*

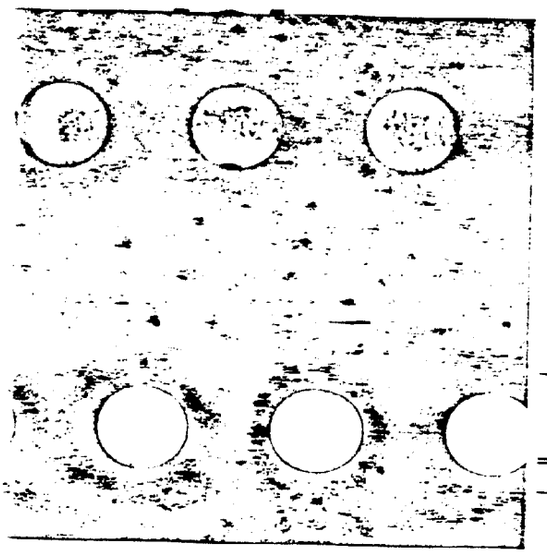
Commission expires _____

9602 04/03 01:01 CHECK 260.60

WARRANTY DEED

FROM

TO



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

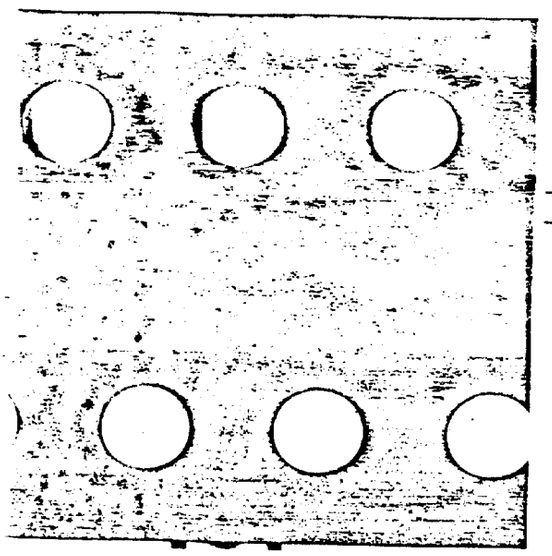
RECEIVED OF _____

FOR _____

BOOK 9634 PG 359

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



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

47701

IDENTIF. & REFERENCE

95 APR -3 AM 10:55

REGISTER
DAVIDSON COUNTY, TN.

04/03/95 01 10:54 0001 6662

CAMT	68000.00
CON TX	251.60
PRFEE	1.00
WDEED	8.00
TOTAL	260.60
CHECK	260.60

No. 896193