ADDRESS NEW OWNER:	SEND TAX BILL TO:	MAP-PARCEL NOS.
Ronald W. Coleman Mary DeHarde 5004 Bonnameade Drive Hermitage, TN 37076	First Tennessee Bank National Association Attn: Tax Dept. P.O. Box 351 Memphis, TN 38101	MAP and PARCEL 174-12-153

This instrument prepared by: Smith & Archer, P.C., 2605 Elm Hill Pike, Suite C
, Nashville, TN 37214 (Davidson County - Box 27B)

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN and No/100 ($10.00) DOLLARS cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, We, **Steven W. McPeak and Letizia L. McPeak, husband and wife** , (the "Grantors") have bargained and sold, and by these presents do transfer and convey unto **Ronald W. Coleman, unmarried, and Mary DeHarde, unmarried** (the "Grantees"), Grantees' 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. 476 on the plan of Section Five, Hermitage Hills, of record in Book 3300, Pages 1 & 2, Register's Office for said county.

Said Lot No. 476 fronts 80 feet on the northerly margin of Bonnameade Drive and extends back between parallel lines 170 feet to a dead line in the rear.

BEING the same property conveyed to Steven W. McPeak and wife, Letizia L. McPeak by deed from Charles H. Hill and wife, Billie H. Hill of record in Book 7613, Page 376, Register's Office, Davidson County, Tennessee.

This is property with a common address of 5004 Bonnameade Drive, Hermitage, TN 37076.

CONVEYANCE OF SAID PROPERTY IS MADE SUBJECT TO THE FOLLOWING: 1) Property taxes for the current year, said taxes being prorated and payment of same being assumed by the Grantees; 2) The Plan of Record in Book 3300, Page 1 & 2, said Register's office and all matters therein; 3) Restrictive Covenants of record in Book 3222, Page 154, said Register's office.

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater for this transfer is $77,000.00

× Ronald W. Coleman
Affiant

Subscribed and sworn before me this 21st day of August, 1995.

Lisa D. Turner
Notary Public

My Commission Expires: 10-14-96

NOTARY PUBLIC AT LARGE

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' successors and assigns, forever.

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 herein.

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.

When necessary for proper construction, the singular shall include the plural and the plural shall include the singular, and the reference to any gender shall include reference to any and all genders.

IN WITNESS WHEREOF, the Grantors have caused this Deed to be executed this **21st** day of **August, 1995.**

Steven W. McPeak

Letizia L. McPeak

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, **the undersigned authority**, a Notary Public in and for said County and State, the within named **Steven W. McPeak and Letizia L. McPeak, husband and wife** , with whom I am personally acquainted, or who 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 **21st** day of **August, 1995.**

Notary Public
My Commission Expires:

File No. 9508-294

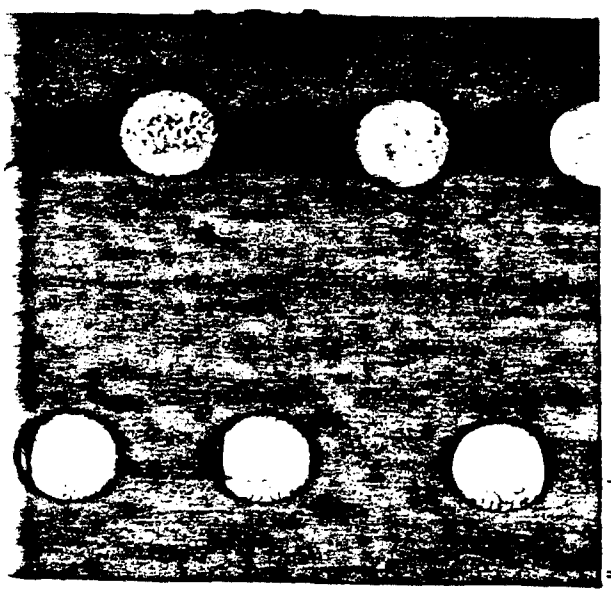
0096907

IDENTIF. & REFERENCE

95 SEP -5 PM 3:11

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

0451 09/05 1401 03CHECK 293.90



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

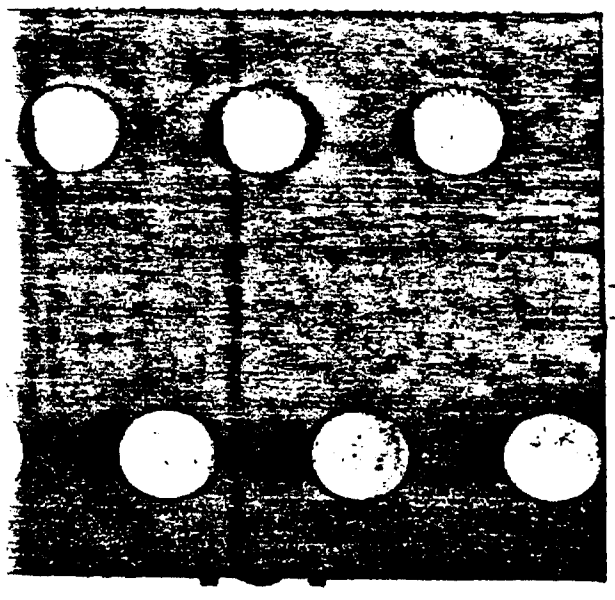
RECEIVED OF _____

FOR _____

BOOK 9784 PG 843

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 77000.00
CON TX 284.90
PRFEE 1.00
WDEED 8.00
CHECK 293.90

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

09/05/95 01 15:14 0001 0451

0096907
IDENTIF. ↑ REFERENCE

95 SEP -5 PM 3:11
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 949350