THIS INSTRUMENT PREPARED BY:

Mitchell A. Watts, Attorney
2400 Crestmoor Road Suite 102
Nashville, Tennessee 37215

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

BOOK 10794 PG 319

The actual consideration or value, whichever is greater, for this transfer is $ 89,500.00

Affiant

Subscribed and sworn to before me, this 12th day of February — 1998

Notary Public

My Commission Expires: 9-29-2001

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Address New Owner:	Send Tax Bills To:	Map & Parcel Nos.
JOHN B. MCCLENNEN 1612 Peerman Drive Nashville, Tennessee 37206	SAME	MAP 72-16 PARCEL 90

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of EIGHTY NINE THOUSAND FIVE HUNDRED AND NO/100---------- ($ 89,500.00) DOLLARS, cash in hand paid by the hereinafter named Grantees, the receipt of which is hereby acknowledged, we, MARGARET MIMS DEGEORGE AND HUSBAND, VINCENT A. DEGEORGE hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto JOHN B. MCCLENNEN AND HERBERT M. ATEN, BOTH UNMARRIED, as Joint Tenants with Rights of Survivorship 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 No. 10 on the Plan of Peerman Heights as of record in Book 2133, page 3, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description thereof.

BEING the same property devised to Margaret Mims DeGeorge by Will of Eleanor A. Richards of record in Book 8666, page 955, Register's Office for Davidson County, Tennessee; the said Margaret Mims DeGeorge having conveyed her interest in subject property to Margaret Mims DeGeorge and Vincent A. DeGeorge as Joint Tenants with Rights of Survivorship, by Quitclaim Deed of record in Book 9189, page 261, Register's Office for Davidson County, Tennessee.

FILED FOR RECORD
98 FEB 13 AM 11:04
DAVIDSON COUNTY, TN.

IDENTIFICATION

04000607

This is improved property known as 1612 Peerman Drive, Nashville, Tennessee 37206

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

GRANTORs COVENANT with the said GRANTEEs that they are lawfully seized and possessed of said land in fee simple, have good right to convey it and the same is unencumbered, except as follows:

1. Real estate taxes for the current year, which have been prorated by the parties and assumed by Grantee(s).

2. Matters shown on the Plan of Peerman Heights of record in Book 2133, page 3, Register's Office for Davidson County, Tennessee.

GRANTOR s FURTHER COVENANT and bind themselves, their heirs and representatives to warrant and forever defend the title to the said GRANTEE s, their heirs and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF we have hereunto set our hands on this the 12th day of February, 19 98.

Margaret Mims DeGeorge
MARGARET MIMS DEGEORGE

Vincent A DeGeorge
VINCENT A. DEGEORGE

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named MARGARET MIMS DEGEORGE AND HUSBAND, VINCENT A. DEGEORGE, the bargainor s, with whom I am personally acquainted (or 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 this 12th day of February, 19 98.

Notary Public

My Commission Expires: September 29, 2001

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal this _____ day of _____, 19 ____.

Notary Public

My Commission Expires: _____

3318 02/13 0101 03CHECK 340.15

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

RECEIVED OF _____

FOR _____

BOOK 10794 PG 321

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 89500.00
CON TX 331.15
PRFEE 1.00
WDEED 8.00
TOTAL 340.15
CHECK 340.15

02/13/98 01 11:07 0001 3318

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0400607
IDENTIFICATION REFERENCE

98 FEB 13 AM 11:04

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 1253833