This Instrument Prepared by:

GLENN S. MACBETH
ATTORNEY AT LAW
SUITE 12 LINCOLN SQUARE
1535 WEST NORTHFIELD BOULEVARD
MURFREESBORO, TENNESSEE 37129

NAME AND ADDRESS OF NEW OWNERS:

Peter Hinerman
1027 Westchester Drive
Madison, TN 37115

SEND TAX BILLS TO:
Same

WARRANTY DEED

(Map Number 41-12; Parcel Number 121)

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 of all of which is hereby acknowledged, I, the undersigned, **DAPHNE LYNN KIRK, A/K/A DAPHNE LYNN BLANKENSHIP**, have bargained and sold and do hereby transfer and convey unto **PETER HINERMAN** and wife, **KARA L. HINERMAN**, their heirs and assigns, forever, that certain property located and situated in Davidson County, Tennessee, and more particularly described as follows:

BEING all of Lot No. 135 on the Plan of KEMPER HEIGHTS, according to survey and plat of same of record in Plat Book 2331, page 66, of the Register's Office of Davidson, Tennessee, to which plat reference is hereby made for more complete details as to location and description of said lot.

BEING the same property conveyed to Daphne Lynn Kirk by deed from Samuel B. Moores, et ux, Thelma Moores of record in Book 4899, page 234, Register's Office for Davidson County, Tennessee. Also being the same property conveyed to Kenneth Dale Haynes and wife, Hazel M. Haynes by Deed of Life Estate from Daphne Lynn Kirk of record in Book 5593, page 264, said Register's Office. Hazel M. Haynes died on August 13, 1983, terminating her life estate in said property. Kenneth Dale Haynes, an unmarried widower, having quitclaimed any interest he may have in said property to Daphne Lynn Blankenship by Quitclaim Deed of record in Book 10821, page 951, said Register's Office.

2634 05/05 0101 03CHECK 194.00

Said property is not the Grantor's usual place of residence.

The legal description contained herein is the same as that contained in the previous instrument of record.

THIS CONVEYANCE IS MADE SUBJECT to restrictive covenants, easements and setback lines that are applicable to the above described property, and of record, and to all zoning and subdivision restrictions of the appropriate governmental body.

This is improved property known as: 1027 Westchester Drive, Madison, TN 37115

TO HAVE AND TO HOLD the said real estate together with all appurtenances, estate, title and interest belonging to the said Grantees, their heirs and assigns, forever.

GRANTOR COVENANTS with the said Grantees that Grantor is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered except as noted herein and for the 1998 real property taxes which will be prorated at closing and assumed by the Grantees.

GRANTOR FURTHER COVENANTS and binds Grantor, her heirs and representatives, to warrant and forever defend the title to said real estate unto the said Grantees, their heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS MY HAND AND SIGNATURE on this the 30th day of April, 1998.

Daphne Lynn Kirk
DAPHNE LYNN KIRK

a/k/a Daphne Lynn Blankenship
a/k/a DAPHNE LYNN BLANKENSHIP

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Daphne Lynn Kirk, a/k/a Daphne Lynn Blankenship, an unmarried person, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal at office in Nashville, Tennessee, on this the 30th day of April, 1998.

Glenn S. Macbeth, Notary

My Commission Expires: September 15, 1998

GLENN S. MACBETH NOTARY PUBLIC AT LARGE RUTHERFORD CO.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

I hereby swear or affirm that, to the best of affiant's knowledge, information and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater, is **$50,000.00**, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant

Subscribed and sworn to before me this 30th day of April, 1998.

Glenn S. Macbeth, Notary

My Commission Expires: September 15, 1998

GLENN S. MACBETH NOTARY PUBLIC AT LARGE RUTHERFORD CO.

0433537
IDENTIF. # REFERENCE

98 MAY -5 AM 11:05
FELIX Z. GILBERT II, REGISTER
DAVIDSON COUNTY, TN.

PICK-UP

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

RECEIVED OF _____

FOR _____

BOOK 10915 PG 468

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 50000.00
CON TX 185.00
PRFEE 1.00
WDEED 8.00
TOTAL 194.00
CHECK 194.00

05/05/98 01 11:06 0001 2634

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0433537
IDENTIF. & REFERENCE

98 MAY -5 AM 11:04
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1288697