RECORD AND RETURN TO:
EAST END TITLE & ESCROW, INC.
405 TWO MILE PIKE
GOODLETTSVILLE, TN 37072

BOOK 11568 PAGE 599

THIS INSTRUMENT PREPARED BY:
George E. Mudter, Jr., Esq.
2000 Richard Jones Road
Suite 110
Nashville, Tennessee 37215
(615) 383-4429

FTEC File No. 16623
File Box 9-B
FIRST TITLE & ESCROW CO., INC.

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is: $169,900.00

Affiant

Subscribed and sworn to before me, this 8th day of July, 1999.

Notary Public

My Commission Expires: 9/23/00

WARRANTY DEED

Address New Owner(s):	Send Tax Bills to	Tax Information
MR/MRS DENNIS J. DEMAY	PIONEER MORTGAGE INC.	MAP 172-12-B
5721 Scout Drive	144 SOUTHEAST PARKWAY ST 200	PARCEL 201.00CO
Nashville, Tennessee 37211	FRANKLIN, TN 37064	FB# 6D77936

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, MICHAEL TODD MURPHY AND WIFE, KATHRYN SMITH MURPHY, ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to DENNIS J. DEMAY AND WIFE, NANCY DEMAY, ("Grantee"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described on Exhibit "A" hereto.

This is improved property located at 5721 Scout Dr., Nashville, TN 37211

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantee, its successors, heirs and assigns, forever.

And Grantor covenants that it 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 set out on Exhibit "A" hereto. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantee, its successors, heirs and assigns against the lawful claims of all persons, except as set out on Exhibit "A" hereto.

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

IN WITNESS WHEREOF, Grantor has executed this instrument on this 8th day of July, 1999.

MICHAEL TODD MURPHY

KATHRYN SMITH MURPHY

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, MICHAEL TODD MURPHY AND WIFE, KATHRYN SMITH MURPHY, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 8th day of July, 1999.

My Commission Expires: My Commission Expires SEPT. 23, 2000

Notary Public

GEORGE E. MUDTER, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

99 JUL 12 AM 11:45

MAIL ENV. 06104427

WARDEED

EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot No. 214 on the Plan of Section Eleven Bradford Hills, as of record in Plat Book 7900, page 496, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Michael Todd Murphy and wife, Kathryn Smith Murphy by deed from Yazdian Contstruction, Inc. of record in Book 9096, page 257, said Register's Office.

This conveyance is made subject to: (1) 1999 Taxes, which have been prorated and assumed by the Grantee; (2) Restrictions of record in Book 8069, page 170, made applicable in Book 8885, page 519; (3) Charter of Incorporation of record in Book 8071, page 520; (4) By-Laws of record in Book 8071, page 531; (5) Dedication of common area of record in Book 9779, page 672; and (6) All matters appearing on the Plan of record in Plat Book 7900, pages 110, 668, and 496, said Register's Office.

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11568 PAGE 601

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	CFEE - COMPUTER FEE	PRFEE - PROBATE FEE

06104427

IDENTIFICATION REFERENCE

99 JUL 12 AM 11:45

REGISTER'S OFFICE
DAVIDSON COUNTY, TN.

CHMT

169900.00

CON TX 628.63
PRFEE 1.00
WDEED 0.50
ETMTR CO
MDEED 0.50-
MDEED 0.00
CFEE 2.00
TOTAL 639.63
CHECK 639.63

07/07/99 01 11:47 0001 1146

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1489497