BOOK 4727 PAGE 391

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
	First Federal	
(NAME)	(NAME) Union at Fourth	52-12
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS) Nashville, Tennessee 37219	52 F60
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

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 considerations, receipt of which is hereby acknowledged, we;

JUL12	CONV	22,000.00			
JUL12	S'TAX		A*	57.20	
JUL12	PR'FEE		A*	.50	
JUL12	W'DEED		A*	4.00	* 61.70

WAYNE D. LEE AND WIFE, VIRGINIA M. LEE

have bargained and sold, and by these presents do transfer and convey unto the said JAMES M. KEA AND WIFE, CHRISTA L. KEA

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 18 on the Map of Marlin Meadows, Section IV, as of record in Book 2133, pages 66 and 67, Register's Office for said County.

Said Lot No. 18 begins at a point in the northwesterly margin of Allen Pass Road at the corner of Lots 17 and 18; thence with the line between said lots northwesterly 230.3 feet to a point; thence northerly 21 feet to a point; thence northeasterly 155.9 feet to a point in the southerly margin of Neely's Bend Road; thence with the margin of the same, southeasterly 189.05 feet to the beginning of a curve; thence around said curve southerly 41.17 feet to the northwesterly margin of Allen Pass; thence with the margin of the same southwesterly 114.1 feet to the point of beginning.

Being the same property conveyed to Wayne D. Lee and wife, Virginia M. Lee, by deed from Ralph E. Bryan, unmarried, as of record in Book 4567, page 641, said Register's Office.

This conveyance is subject to easements, restrictions, setback lines and taxes for 1973 applicable to said property.

unimproved ( )
This is improved (XX) property, known as 1232 Neely's Bend Road, Madison, Tennessee
(House Number) (Street)

(P. O. Address) (City or Town) (Zip Code)

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. And we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out. And we do further covenant and bind ourselves, our heirs and representatives to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns against the lawful claims of all persons, whomsoever.

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 9th day of July, 1973.

/ Wayne D. Lee
WAYNE D. LEE

/ Virginia M. Lee
VIRGINIA M. LEE

OVER FOR NOTARY

NOTARY ITEM 2

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STATE OF ~~TENNESSEE~~ WISCONSIN
COUNTY OF EAU CLAIRE

Personally appeared before me, Undersigned, a Notary Public in and for said County and State, the within named WAYNE D. LEE AND WIFE, VIRGINIA M. LEE

the bargainor S, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Eau Claire, Wisconsin, this 9th day of July, 1973

My commission expires Sept. 14, 1975 Notary Public Joyce I. Conroy

~~STATE OF TENNESSEE~~
~~COUNTY OF~~

~~Before me, , a Notary Public of the State and County aforesaid, personally appeared and , with whom I am personally acquainted, and who, upon oath, acknowledged to be and respectively of the , the within named bargainor, a corporation, and that as such and , being authorized so to do, executed the foregoing instrument for the purpose 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 seal, at office in , this day of , 19 .~~

~~Notary Public~~

~~Commission expires~~

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $ 22,000.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

Russell R. Mantle

Sworn to and subscribed before me this 12th day of July, 1973

My commission expires JAN 17 1977 Notary Public

This instrument was prepared by:
This instrument prepared by
STEPHENSON, LACKEY & HOLMAN
First Federal Building
Nashville, Tennessee 37219

Name Address

22,000.00

WARRANTY DEED

FROM

WAYNE D. LEE AND WIFE,

VIRGINIA M. LEE

TO

JAMES M. KEA AND WIFE,

CHRISTA L. KEA

C 15054

IDENTIF. REFERENCE

JUL 12 2 44 PM '73

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Tennessee Title
Office of
Pioneer National Title Insurance Company
Suite 2114 — Parkway Towers
404 James Robertson Parkway
NASHVILLE, TENNESSEE 37219
Phone 259-2290

FORM 1002 HERSEY REV. 4/1/70