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WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mr. & Mrs. Charles J. Kane (NAME:)	Same (NAME:)	130-9 Map
413 West Tyne Drive (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	133 P/o
Nashville, Tennessee 37220 (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

For and in Consideration of the sum of One Hundred Twenty-Five Thousand and no/100 ($125,000.00)---------- *DOLLARS*

Cash in hand paid, the receipt of which is hereby acknowledged, Emmaryne Hartnett Geny and Charles W. Geny,

"THIS INSTRUMENT PREPARED BY ROBERT P. THOMAS, ATTORNEY, 21st FLOOR - FIRST AMERICAN CENTER, NASHVILLE, TENNESSEE 37238"

.....*have bargained and sold, and by these presents do transfer and convey unto the said* Charles J. Kane and wife, Rose Mary Kane, their *heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

Being Lot "B" on the Map of a Subdivision of Lot No. 2, of Block 1, of the Highlands of Belle Meade No. 1, as of record in Book 843, page 14, Register's Office for said County, and described as follows:

BEGINNING at a point in the southerly margin of Lohcin Lane, formerly West Tyne Drive, at the northwest corner of Lot "C", being the northwest corner of the property conveyed to Ethel Y. Shofner by deed of record in Book 1578, page 633, said Register's Office; thence with Shofner's westerly line, along the line between Lots B and C, southwesterly 463 feet to a point; thence north 43° 23' west 233 feet 4 inches to the corner of Lots A and B; thence with the line between said lots, northeasterly 445 feet to the margin of Lohcin Lane; thence with the margin of said Lane southeasterly 236 feet to the beginning.

Being part of the property conveyed to Emmaryne Hartnett Geny and Charles W. Geny, by deed from Frank Robins Goar, Jr. and wife, as of record in Book 2083, page 505, and by deed from Emmaryne Hartnett Geny, as of record in Book 3377, page 37, said Register's Office.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 125,000.00

Subscribed and sworn to before me, this the 27th day of April 1977

Charles J. Kane
Affiant

My commission expires: June 29, 1977 (Affix Seal)

Notary Public

C 85533

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IDENTIF. REFERENCE

JAN 27 1 36 PM '75

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

JAN27'75	CONV	90,000.00			
JAN27'75	CONV	35,000.00			
JAN27'75	S'TAX		A* 325.00		
JAN27'75	PR'FEE		A* .50		
JAN27'75	W'DEED		A* 6.00	*	331.50

This is unimproved ( ) improved (x) property, known as 413 West Tyne Drive, Nashville, Tennessee 37220
(House Number) (Street) P. O. Address: (City or Town)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Charles J. Kane and wife, Rose Mary Kane, their *heirs and assigns, forever.*

And Grantors *do covenant with the said* Grantees *that* they are *lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered,* except for State and County taxes and the provision contained in instruments of record in Book 1255, page 580; and Book 1644, page 373, Register's Office for Davidson County, Tennessee.

And Grantors *do further covenant and bind* themselves, their *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.*

Witness our *hands this* 21st *day of* January, *19* 75, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Emmaryne Hartnett Geny
Emmaryne Hartnett Geny

Charles W. Geny
Charles W. Geny

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Personally appeared before me, Ruth Vaughan Cotten, a Notary Public in and for said County and State, the within named Emmaryne Hartnett Geny and Charles W. Geny,

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 Nashville, Tennessee, this 24th day of January, 19 75.

Ruth Vaughan Cotten, Notary Public.

RUTH VAUGHN COTTEN NOTARY PUBLIC DAVIDSON COUNTY

Commission Expires July 24, 1977

STATE OF .....
COUNTY OF .....

Personally appeared before me, ..., a Notary Public in and for said County and State, the within named.....

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

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

....., Notary Public.

Commission Expires.....

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

Witness my hand and seal, at office in.....,
this.....day of....., 19.....

.....
Notary Public

Commission Expires.....