This instrument prepared by:
James R. Wyatt, Attorney at Law
First American Center
Nashville, Tennessee

WARRANTY DEED

BOOK 5017 PAGE 942

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Lex V. Short	SAME	Map 119-7
(NAME)	(NAME)	
414 Barrett Road		Parcel 25
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee		
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of Ten and no/100----------

----------($10.00)---------- *Dollars,*

cash in hand paid by Lex V. Short and other good and valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged.

We, Christine P. Kelly McKeand and husband, Robert C. McKeand

have this day bargained and sold, and do hereby transfer and convey unto the said Lex V. Short,

his *(successors), heirs and assigns,*

certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 178 on the Plan of Glencliff Estates, Section 7, as of record in Book 2331, page 73, Register's Office for said County.
Said Lot No. 178 fronts 92.4 feet on the easterly side of Barrett Drive and runs back 229.6 feet on the southerly line and 230 feet on the northerly line, to a dead line, measuring 92.2 feet thereon.

Being the same property conveyed to Christine P. Kelly, by deed from A. D. Hewlett and wife, Frances H. Hewlett, of record in Book 2749, page 539, Register's Office for said County.

This conveyance is subject to a public utility easement along northerly and easterly lines of premises, 75-foot building setback line from Barrett Drive and conditions of owner's certificate, as shown on plan of record in Book 2331, page 73, Register's Office for said County; and restrictive covenants of record in Book 2102, page 339, and placed upon premises by instrument of record in Book 2451, page 233, Register's Office for said County.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value whichever is greater, for this transfer is $ 35,000.00

Subscribed and sworn to before me, this the 21st day of April 19 76

Affiant Lex V. Short

My commission expires: 4/25/76 (Affix Seal)

Notary Public Mary Ellen Julian

This is improved (X) unimproved ( ) property, known as 414 Barrett Road (House Number) Nashville, Tennessee (Street) P. O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said Lex V. Short

his *(successors),*

heirs and assigns forever. We *covenant that* we are *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered,* except for 1976 taxes which are prorated and assumed.

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Lex V. Short

his

(successors), heirs and assigns, against the lawful claims of all persons.

Witness our *hands this* 21st *day of* April, 19 76, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Christine P. Kelly McKeand

Robert C. McKeand

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Mary E. Nasey, *a Notary Public in and for said County and State,* Christine P. Kelly McKeand and husband, Robert C. McKeand

the within named 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* 21st *day of* April, *19* 76.

Commission expires 4/25/76

Mary E. Nasey
Notary Public

NOTARY PUBLIC
STATE AT LARGE

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 .....

APR22	CONV	35,000.00			
APR22	S'TAX		B*	91.00	
APR22	PR'FEE		B*	.50	
APR22	W'DEED		B*	4.00	* 95.50

PLEASE RETURN TO
CHICAGO TITLE INS. CO.
AMERICAN TRUST BLDG.
NASHVILLE, TENN. 37238 28826

WARRANTY DEED

FROM
Christine P. Kelly McKeand, et vir

TO
Lex V. Short

D 45905

IDENTIF. REFERENCE

APR 22 3 03 PM '76

FELIX ... REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238