This instrument prepared by:
George E. Mudter, Jr., Attorney
254 Highlands Building
Brentwood, Tennessee 37027

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Ms. Anne Gillespie McKee (NAME)	Guaranty Mortgage Company Division (NAME)	103-10 23
708 Branch Creek Road (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 786 (STREET ADDRESS)	Field Book No.
Nashville, Tennessee 37209 (CITY) (P. O. ZONE) (STATE)	Brentwood, Tennessee 37027 (CITY) (ZONE) (STATE)	8DA-57021

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) *Dollars,* and other good and valuable considerations, the receipt of all of which is hereby acknowledged,

ANDREWS PROPERTIES, INC.,

have this day bargained and sold, and do hereby transfer and convey unto ~~XXXXX~~
ANNE GILLESPIE McKEE, unmarried, her *(successors), heirs and assigns,* *certain real estate in Davidson County, Tennessee, as follows:* Being Lot No. 42 on the Plan of Brookside Courts Addition No. 3, as of record in Book 1835, page 107, Register's Office for said County, to which plan reference is made for a more complete description.

Being part of the same property conveyed to Andrews Properties, Inc., by deed from Nelson C. Andrews and wife, Sue Andrews as of record in Book 5201, page 781, Register's Office for said County.

TOGETHER with a permanent easement for driveway purposes over and across that portion of Lot No. 41, Brookside Courts Addition No. 3, where the driveway is presently located and more particularly described as follows: BEGINNING at a point on the southwesterly margin of Branch Creek Road, said point being the common corner of Lots 41 and 42, thence westwardly with the margin of said road a distance of 5 feet, more or less, to a point; thence leaving said road, southeastwardly 15.8 feet, more or less, to a point; thence northwardly 15 feet, more or less, to the point of beginning.

GRANTOR for itself, its successors and assigns, hereby reserves a permanent easement for driveway purposes over and across that portion of Lot No. 42, Brookside Courts Addition No. 3, where the driveway is presently located and more particularly described as follows: BEGINNING at a point in the northeasterly margin of Branch Creek Road, said point being the common corner of Lots 42 and 43; thence westwardly with the margin of said road a distance of 5 feet, more or less, to a point; thence southeastwardly, 15.8 feet, to a point, thence northeasterly 15 feet, more or less, to the point of beginning.

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value whichever is greater, for this transfer is $42,685.00
Anne Gillespie McKee
Affiant
Subscribed and sworn to before me, this the 10th day of February 1978.
Helen D. Scott
Notary Public
My commission expires: May 30, 1979 (Affix Seal)

This is unimproved ( ) improved (xx) property, known as 708 Branch Creek Road, Nashville, Tennessee 37209 (House Number) (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 ANNE GILLESPIE McKEE, unmarried, her *(successors), heirs and assigns forever.* It *covenants that* it is *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 1978 Taxes, which have been prorated and assumed by the Buyer.

It *further covenants and binds* itself, its successors *heirs and representatives, to warrant and forever defend the title to said real estate to said* ANNE GILLESPIE McKEE, unmarried, her *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness its *hand this* 10th *day of* February, 19 78, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

ANDREWS PROPERTIES, INC.

BY: Nelson C. Andrews

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, ... *a Notary Public in and for said County and State,* .....

.....

.....

the within named 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.....Tennessee, this.....day of....., 19.....

.....*Notary Public*

Commission expires.....

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

Witness my hand and seal, at office in Nashville *this* 10th *day of* February, *19*78

Helen D. Scott *Notary Public*

HELEN D. SCOTT NOTARY PUBLIC DAVIDSON COUNTY TENNESSEE

Commission expires May 30, 1979

FEB15'78	CONV	42,685.00			
FEB15'78	S'TAX		B*	111.02	
FEB15'78	PR'FEE		B*	.50	
FEB15'78	W'DEED		B*	4.00	* 115.52

WARRANTY DEED

FROM
Andrew Properties, Inc.

TO
Anne Gillespie McKee, unmarried

E 5 0 7 3 8

IDENTIF. REFERENCE

FEB 15 2 23 PM '78

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

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

File: George E. Mudter, Jr., Atty.