File Box 4

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78-9-69
FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 260,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF SEPTEMBER, 1978.

Notary Public

MY COMMISSION EXPIRES: 11/7/79

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
FOLEY & WEISS, ATTORNEYS, 908 Fidelity Federal Building, Nashville, TN 37219
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
P. AL PECACHE et ux (NAME)	MCNEILL MORTGAGE & INVESTMENT CO,INC (NAME)	Map: 54-9-37
102 Rolling Mill Road (STREET ADDRESS OR ROUTE NUMBER)	BOX 11227, 54 SO. PRESCOTT (STREET ADDRESS)	04D-27730
Old Hickory, TN 37138 (CITY) (STATE) (P. O. ZIP)	MEMPHIS, TENNESSEE 38111 (CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, R. G. KEENE and wife, LINDA S. KEENE

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO P. AL PECACHE and wife, CONCHITA T. PECACHE

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

BEING Lot No. 31 on the Plan of Brandywine Farms, Section 1, as of record in Book 3600, Page 79, Register's Office for Davidson County, Tennessee.

SAID Lot No. 31 fronts 135 feet on the westerly side of Rolling Mill Road and extends back 268.9 feet on the southerly line and 186.2 feet on the northerly line to a broken line in the rear, measuring a total of 230.6 feet thereon.

BEING the same property conveyed to R. G. Keene and wife, Linda S. Keene by deed from Hamilton Mortgage Corporation and Hamilton National Bank of Chattanooga of record in Book 4968, Page 177, Register's Office for Davidson County, Tennessee.

IT IS AGREED AND UNDERSTOOD that the above named Grantees assume and agree to pay the remaining unpaid balance of a deed of trust of record in Book 5233, Page 352, said Register's Office, payable according to the terms and conditions therein.

THIS Conveyance is subject to restrictive covenants of record in Book 3816, Page 544, Register's Office for said County, as amended by instruments of record in Book 3843, Page 951, and Book 3886, Page 720, said Register's Office; easements and setback lines as set forth in the above Plan of record and taxes for the current year which have been prorated and assumed by the Grantees herein.

This is { } unimproved { X } improved property, known as 102 Rolling Mill Road (House Number) (Street) Old Hickory, Tennessee (P. O. Address) (City or Town) 37138 (Postal Zip)

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. Wherever 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 29th day of SEPTEMBER, 19 78

R. G. KEENE

LINDA S. KEENE

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named R. G. KEENE and wife, LINDA S. KEENE

the bargainors, 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 29th day of SEPTEMBER 19 78

Commission expires 11/7/79

Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he / they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes 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 official seal at office at _____ on this the _____ day of _____, 19__.

My commission expires _____

Notary Public

WARRANTY DEED

FROM

R. G. KEENE et ux

LINDA S. KEENE

TO

P. AL PECACHE et ux

CONCHITA T. PECACHE

E 9 1 5 4 0

IDENTIF. REFERENCE

SEP 29 3 30 PM '78

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

SEP 29 78	CONV	90,000.00	260,000.00		
SEP 29 78	CONV	90,000.00			
SEP 29 78	CONV	80,000.00			
SEP 29 78	S'TAX		B*	676.00	
SEP 29 78	PR'FEE		B*	.50	
SEP 29 78	W'DEED		B*	4.00	* 680.50

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.