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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $38,000.00

John P. Fernandez
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 3rd DAY OF November, 1978

Notary Public

MY COMMISSION EXPIRES: 2-8-79

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
WILKINS, ADAMS, WEEMS AND SPICER ATTORNEYS
401 Union Street, Nashville, Tennessee 37219

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
John P. Fernandez (NAME)	McNeill Mortgage & Investment (NAME)	
285 Paragon Mills Road (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 11227 (STREET ADDRESS)	134-13-4
Nashville, TN. 37211 (CITY) (STATE) (P. O. ZIP)	Memphis, TN. 38111 (CITY) (STATE) (ZIP)	5DU 07771

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, Timothy B. Kirkpatrick et ux Mona R. Kirkpatrick

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO John P. Fernandez et ux Patricia A. Fernandez

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:

LAND in Davidson County, Tennessee, being Lot No. 62 on the plan of Kenilworth Estates, Section Two, of record in Book 2900, page 126, Register's Office for said County.

SAID Lot No. 62 fronts 70.0 feet on the southerly margin of Paragon Mills Road and extends back 151.2 feet on the easterly line and 151.5 feet on the westerly line to a dead line in the rear, measuring 70.0 feet thereon.

Being the same property conveyed to Timothy B. Kirkpatrick and wife, Mona R. Kirkpatrick by deed from Gary E. Smith and wife, Peggy Ann Smith of record in Book 5069, page 793, said Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to any and all existing easements of record.

This is unimproved ( ) improved (X) property, known as 285 Paragon Mills Road, Nashville, TN. 37211
(House Number) (Street) (P. O. Address) (City or Town) (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 hand s this 3rd day of November, 1978

Timothy B. Kirkpatrick

Mona R. Kirkpatrick

Timothy B. Kirkpatrick

Mona R. Kirkpatrick

12304 JVT

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Timothy B. Kirkpatrick et ux Mona R. Kirkpatrick

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 3rd day of November, 1978.

Commission expires 9-8-79

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 Timothy B. Kirkpatrick

TO John P. Fernandez

E 99207

IDENTIF. REFERENCE

NOV 8 4 01 PM '78

FELIX A. ... REGISTER
DAVIDSON COUNTY, TENN.

Rec'd Check & PA

WILKINS, ADAMS, WEEMS & SPICER
ATTORNEYS AT LAW
1100 FIDELITY FEDERAL BUILDING
401 UNION STREET
NASHVILLE, TENNESSEE 37219

NOV-8-78	CONV	38,900.00			
NOV-8-78	S'TAX		B*	101.14	
NOV-8-78	PR'FEE		B*	.50	
NOV-8-78	W'DEED		B*	4.00	* 105.64