This instrument prepared by:
Thomas J. Stack, Jr., Atty.
First American Center
Nashville, Tennessee 37238

BOOK 5470 PAGE 538

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO: THDA	MAP PARCEL NUMBERS
Brett K. Canfield et ux	% First Tennessee Bank	72-10-91.1
(NAME) 1016 Spain Avenue	(NAME) P.O. Box 474	
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tenn. 37216	(STREET ADDRESS) Memphis, TN 38101	
(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 Brett K. Canfield and wife, Shannon F. Canfield and other good and valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged,

We, John W. Kenney and wife, Theresa A. Kenney,

have this day bargained and sold, and do hereby transfer and convey unto the said Brett K. Canfield and wife, Shannon F. Canfield, their *(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Being the easterly 1/2 of Lot No. 43 on the Plan of Bush Spain's Subdivision of a part of the Zack Stull Lands as of record in Book 161, page 129, Register's Office for said County.

Said Lot fronts the southerly side of Spain Avenue 50 feet and runs back between parallel lines which measure 165 feet to a dead line in the rear 50 feet.

The above described property was conveyed to John A. Kenney and wife, Theresa A. Kenney, by deed from Milton A. Traughber, of record in Book 5009, page 947, said Register's Office.

This conveyance is subject to a Joint Driveway Agreement of record in Book 4556, page 348, Register's Office of Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 28,000.00

Subscribed and sworn to before me, this the 19 day of July 19 79

Affiant

My commission expires: 4/18/82 (Affix Seal)

Notary Public

This is improved (XX) unimproved ( ) property, known as 1016 Spain Avenue, Nashville, Tennessee 37216 (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 Brett K. Canfield and wife, Shannon F. Canfield, their *(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 1979 taxes which are prorated and assumed by the purchasers.

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Brett K. Canfield and wife, Shannon F. Canfield, their *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness our hands *this* 19th *day of* July, 1979, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

John W. Kenney
John W. Kenney
By Mike Malone ATTY IN FACT

Theresa A. Kenney
Theresa A. Kenney
By Mike Malone ATTY IN FACT

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, ..., *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.....

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 19th day of July, 1979, before me personally appeared Mike Malone, to me known to be the person who executed the foregoing deed in behalf of John W. Kenney and Theresa A. Kenney, and acknowledged that he executed the same as the free act and deed of said Mike Malone.

Witness my hand and official seal at office in Nashville, Tennessee, this 19th day of July, 1979.

NOTARY PUBLIC

My commission expires: 4/10/82

CHICAGO TITLE INS. CO.
FIRST AMERICAN CENTER 236423
NASHVILLE, TENN. 37238

WARRANTY DEED

FROM
John W. Kenney et ux

TO
Brett K. Canfield et ux

F: 4 1 9 3 7:

IDENTIF. REFERENCE

JUL 24 3 46 PM '79
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

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

BOOK 5470 PAGE 540

RECEIVED OF _____

FOR _____

CO - CONVEYANCE	CC - CERTIFIED COPY	MS - MISCELLANEOUS
MO - MORTGAGE	MR - RELEASE	ST - STATE TAX CONVEY.
WD - WARRANTY DEED	UC - UNIFORM COMMERCIAL CODE	ST - STATE TAX MORT.
TD - TRUST & DEED		PF - PROBATE FEES

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
		28000.00-	CO	
		72.80	CO TX	
		.50	PRFEE	
		6.00	WDEED	
			CHECK	79.30-
8798A	07/24/79		BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F-41937

IDENTIF. REFERENCE

JUL 24 3 46 PM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 699464