Prepared by:
K.E. Botts
1404 3rd Ave. N.
Nashville, Tn., 37208

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
KEBCO ENTERPRISES, INC.		82-9-132
(NAME:) 1400 Third Avenue North	(NAME:) Same	
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tenn., 37208	(STREET ADDRESS)	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

For and in Consideration of the sum of ($10,000.00)

---------Ten Thousand and no/100----------*DOLLARS*

BOOK 5478 PAGE 957

We, Kenneth E. &
Thresa D .Botts *have bargained and sold, and by these presents do transfer and convey unto the said* KEBCO ENTERPRISES, INC.

its *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. 1 in the subdivision of the McGavock City Park lot, of record in BOOK 57, page 101, Register's Office for said county.
Said lot No. 1 fronts 50ft. on the east side of Third Avenue North, formerly College Street, and runs back between parallel lines, along the northerly margin of Taylor Street, 137½ feet to an alley.

Being the property conveyed to Kenneth E. Botts & Theresa D. Botts, by deed from H. G. Wynn, of record book 3702, page 273, Register's Office for the said county.

That, as part of the consideration for this conveyance, the second party, for itself, its successors and assigns, covenants and agrees to grant a (1) one foot easement along the northern boundary line for pipes and conduits for electricity, telephone, fence and or any utilities necessary for operation of the adjoining building.

unimproved ( ) This is improved (X) property, known as 1400 Third Avenue North, Nashville, Tennessee, 37208
(House Number) (Street) P. O. Address: (City or Town)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said KEBCO ENTERPRISES, INC.

its *heirs and assigns, forever.*

And We *do covenant with the said* KEBCO ENTERPRISES, INC.

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.*

And we, Kenneth E. & Theresa D. Botts

do further covenant and bind our *heirs and representatives, to warrant and forever defend the title to the said land to the said* KEBCO ENTERPRISES, INC.

ITS *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness our *hand on this* 8th *day of* August, *19* 79, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Kenneth E. Botts

Kenneth E. Botts

Theresa D. Botts

Theresa D. Botts

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 10,000

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8th DAY OF Aug 1979.

Deputy Register

BOOK 5478 PAGE 958

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, James Shrum, *a Notary Public in and for said County and State,* Kenneth E. Botts & Theresa D. Botts

the within named bargainorS , with whom I am personally acquainted, and who acknowledged that he & she *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at Nashville, *Tennessee, this* 8th *day of* August, *19*79.

My Commission Expires April 13, 1982

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 .....

2573

WARRANTY DEED

FROM

Kenneth E. & Theresa D. Botts

TO

KEBCO ENTERPRISES, INC.

F-44952

IDENTIF. REFERENCE

AUG 8 2 46 PM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Guaranty Title Company

A Division of

Kansas City Title Insurance Company

American Trust Building

S. W. Cor. Third & Union

NASHVILLE, TENNESSEE

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

BOOK 5478 PAGE 959

RECEIVED OF _____

FOR _____

CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST & DEED

CC - CERTIFIED COPY
MR - RELEASE
UC - UNIFORM COMMERCIAL CODE

MS - MISCELLANEOUS
ST - STATE TAX CONVEY.
ST - STATE TAX MORT.
PF - PROBATE FEES

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			10000.00- CO	
			26.00 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	32.50-
2573A08/08/79			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F. 44952

IDENTIF. REFERENCE

AUG 8 2 46 PM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 703128