ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP/PARCEL NUMBERS
ROGER J. MCKINNEY et ux (NAME)	VETERANS ADMINISTRATION (NAME)	118-02-231
2517 White Avenue (STREET ADDRESS OR ROUTE NUMBER)	#349-A, 110 Ninth Avenue South (STREET ADDRESS)	BH-02735
Nashville, Tennessee 37204 (CITY) (STATE) (ZIP CODE)	Nashville, Tennessee 37203 (CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

For and in consideration of the sum of ----------Ten and no/100($10.00)---------- DOLLARS

cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, we,

JAMES L. HOWARD and wife, MARTHA D. HOWARD,

hereinafter called the GRANTORS,

have bargained and sold, and by these presents do transfer and convey unto the said ROGER J. MCKINNEY and wife, HELEN MCKINNEY

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 77 on the map of George I. Waddey's Westwood Subdivision, as of record in Book 332, page 99, Register's Office for said County.

Said Lot No. 77 fronts 50 feet on the westerly side of White Avenue, formerly 6th Avenue South extended, and runs back between parallel lines 165 feet to an alley.

Being the same property conveyed to James L. Howard and wife, Martha D. Howard by deed from C. Kinian Cosner, Jr., Trustee in Bankruptcy for Mohawk Construction Company, of record in Book 5412, page 202, Register's Office for Davidson County, Tennessee.

As part of the consideration for this transfer, the Grantees agree to assume and pay the unpaid balance of a certain note in the original principal amount of $7,286.51 secured and evidenced by Deed of Trust of record in Book 5428, page 692, Register's Office for Davidson County, Tennessee, in favor of the Administrator of Veterans Affairs, and further that all title and interest in the escrow account and insurance policy held in connection with the aforesaid note and Deed of Trust is transferred and conveyed to the Grantees. The Grantees further hereby assume the obligations of James L. Howard and wife, Martha D. Howard under the terms of the instruments creating the loan to indemnify the Veterans Administration to the extent of any claim payment arising from the guaranty or insurance of the indebtedness above mentioned.

This conveyance is further subject to any restrictive covenants applicable to said premises; and to any limitations shown on the recorded plan.

This instrument was prepared by the herein-referenced attorney from information furnished by the parties hereto. Further, said lawyer has not examined nor makes any representations as to the status of the title of the herein-described property.

~~XXXXXXX~~ ( )

This is improved (XX) property, known as 2517 White Avenue, Nashville, Tennessee 37204
(House Number) (Street) (P. O. Address) (City or Town) (Zip Code)

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.

Whenever 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 23rd day of May, 19 80.

James L. Howard
JAMES L. HOWARD

Martha D. Howard
MARTHA

BOOK 5607 PAGE 203

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, **a Notary Public in and for said County and State, the within named** JAMES L. HOWARD and wife, MARTHA D. HOWARD

the bargainor S, 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 23rd day of May, 19 80.

My commission expires 1-19-81 Notary Public

STATE OF TENNESSEE
COUNTY OF _____

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted, and who, upon oath, acknowledged _____ to be _____ and _____ respectively of the _____, the within named bargainor, a corporation, and that _____ as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purpose 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 seal, at office in _____, this _____ day of _____, 19____.

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration for this transfer or value of property (whichever is greater) is $ 32,000.00 This is equal to or greater than the property would bring at a fair and voluntary sale.

Roger J. McKinney

Sworn to and subscribed before me this 23rd day of May, 19 80.

My commission expires 1-19-81 Notary Public

This instrument was prepared by:

Marbut Glenn Gaston, Jr., Attorney at Law, 2211 Crestmoor Road, Nashville, TN 32715

Name Address

RUSH

F 9 1 3 8 3

IDENTIF. REFERENCE

MAY 30 11 53 AM '80

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TENN.

Pioneer National Title Insurance Company
Public Square Building
314 4th Avenue North
NASHVILLE, TENNESSEE 37219

File Box 19

WARRANTY DEED
FROM
JAMES L. HOWARD and wife,
MARTHA D. HOWARD
TO
ROGER J. MCKINNEY and wife,
HELEN MCKINNEY

15BP CHECK

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 5607 PAGE 204

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			320.00- CO	
			65.20 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	33.70-
			1502AUS/30/80 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F.91-363

IDENTIF. REFERENCE

MAY 30 11 53 AM '80

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TENN.

No. 762170