This instrument prepared by:
Joseph B. Pitt, Jr., Attorney
First American Center
Nashville, Tennessee 37238

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8416

07/08 227.50- CHECK

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Douglas Kay and wife, Dorothy J. Kay		132-2-19
(NAME) 4034 Crestridge Drive	(NAME) Same	
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tennessee 37204	(STREET ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of Ten and no/100----------
----------($10.00)---------- *Dollars,*

cash in hand paid by Douglas Kay and wife, Dorothy J. Kay and other good and valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged,

Mary Linda McAnelly

have this day bargained and sold, and do hereby transfer and convey unto the said Douglas Kay and wife,
Dorothy J. Kay

the Grantees herein, their (successors), heirs and assigns,
certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 30 on the Plan of Brookhaven Estates, of record in Book 1835, pages 49, 50, and 51, Register's Office for said County.
Said Lot No. 30 fronts 187 feet on the easterly side of Crestridge Drive and extends back 333.1 feet on the northerly line and 319 feet on the southerly line to a dead line measuring 123 feet thereon.

Being the same property conveyed to A. C. Darch and wife, Margaret Mallon Darch by deed from Edmund B. Miller and wife, Elizabeth Wilson Miller, of record in Book 2301, page 534, Register's Office for Davidson County, Tennessee, the said A. C. Darch and Margaret Mallon Darch having since died, he having predeceased her and she having devised said property to Mary Linda McAnelly by will of record in Will Book 129, page 2, Office of the County Court Clerk for Davidson County, Tennessee.

This conveyance is subject to the plan of record in Book 1835, pages 49, 50 and 51, Register's Office for said County, shows an Owner's Certificate, a 75-foot set-back line from Crestridge Drive, a 10-foot easement and an easement 2.X 15 feet at the southwesterly corner of the lot fronting 2 feet on Crestridge Drive for utilities; and restrictive covenants of record in Book 1969, page 609, and amended in Book 3529, page 623, said Register's Office.

I, John McAnelly, husband of Mary Linda McAnelly, do hereby join in the execution of this instrument in order to convey any marital interest I might have in the property described herein.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 85,000.00

Subscribed and sworn to before me, this the 7th day of July, 19 80

Affiant

My commission expires: 8-12-81 (Affix Seal)

Notary Public

This is improved (XX) unimproved ( ) property, known as 4034 Crestridge Drive, Nashville, Tennessee 37204
(House Number) (Street) P.O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the said Grantees 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 1980 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 Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

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 7th *day of* July, *19* 80, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Mary Linda McAnelly

Mary Linda McAnelly

John McAnelly

John McAnelly

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Doris E. Moran, *a Notary Public in and for said County and State,* Mary Linda McAnelly and husband, John McAnelly

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

Witness my hand and official seal at Nashville, *Tennessee, this* 7th *day of* July, *19* 80

Doris E. Moran *Notary Public*

Commission expires 8-12-81

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 .....

WARRANTY DEED 23743

FROM
Mary Linda McAnelly

TO
Douglas Kay and wife,
Dorothy J. Kay

F. 9 6 6 8 1

IDENTIF. REFERENCE

JUL 8 3 12 PM '80

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

Chicago Title Insurance Company
2000 Richard Jones Road
Nashville, Tenn. 37215
Phone 298-2627

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

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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
			85000.00-	CO
			221.00	CO TX
			.50	PRFEE
			6.00	WDEED
			CHECK	227.50-
			B416A07/08/80 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F.9.66811

T
IDENTIF. REFERENCE

JUL 8 3 12 PM '80

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 766750