1074 07/23 80.60- CHECK

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$28,500.00 David L. Kelley
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14th DAY OF July, 19 80

Notary Public W.K.Georgas, Jr.

MY COMMISSION EXPIRES: 4/17/83

(AFFIX SEAL)

BOOK 5627 PAGE 770

THIS INSTRUMENT WAS PREPARED BY
David E. Mead, Attorney 101 Cumberland Ave., Suite 101 Madison, Tenn. 37115
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
David L. Kelley	Same	MAP-43-15
~~921 Lakeshore Drive~~ (NAME)	(NAME)	
900 E. Old Hickory Blvd.		PAR-55
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
~~Old Hickory~~ Madison, TN. ~~37115~~ 37115		11D-50110
(CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

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~~ I, James Calvin Stewart

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO David L. Kelley

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:

Being Lot No. 58 on the Plan of Rainbow Terrace, Section IIA, as of record in Book 1835, Page 85, Register's Office for said County, and described as follows:

Beginning at a point in the southerly margin of Old Hickory Blvd. at a common corner of Lots 58 and 59; thence with the line between said Lots southerly 345 feet to a point; thence north 88° 16' West 117.9 feet to a point in the easterly margin of a 50 foot unnamed street; thence with the said street, northwardly 320.8 feet to the beginning of a curve; thence with said curve northeasterly 38.4 feet to a point in the southerly margin of Old Hickory Blvd.; thence with the margin of the same easterly 88.6 feet to the point of beginning.

Being the same property conveyed to the Grantor by Quit Claim Deeds from the heirs at law of Fred C. Stewart and wife, Mary Z. Stewart of record in Book 3369, Page 201, Book 3369, Page 216, Book 3369, Page 219 and Book 3369, Page 225.

This conveyance is subject to the restrictive covenants of record in Book 2018, Page 397, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (XX) property, known as 900 E. Old Hickory Blvd. (House Number) (Street) Madison (P. O. Address) Tennessee (City or Town) 37115 (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 my hand this 14th day of July, 19 80

James Calvin Stewart James Calvin Stewart

STATE OF ~~TENNESSEE~~ Texas
Davidson County
Harris

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named James Calvin Stewart

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Houston, ~~Tennessee~~, this 14 day of July, 1980

Commission expires 9/28/81 Texas

Barbara Edwards
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

James Calvin Stewart

TO

David L. Kelley

F. 9 8 7 2 7.

IDENTIF. REFERENCE

JUL 23 9 16 AM '80

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TENN.

Return to:
American Escrow Company, Inc.
Suite 209 Cumberland Bldg.
101 Cumberland Avenue
Madison, Tennessee 37115

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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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
			28500.00- CO	
			74.10 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 80.60-	
1074A07/23/80			BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F 9 8 7 2 7

T
IDENTIF. REFERENCE

JUL 23 9 16 AM '80

No. 769309