9970 12/12 146.90- CHECK

BOOK 5689 PAGE 710

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$ 54,000.00 John S. Thomason Jr.
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th DAY OF DECEMBER, 19 80

Notary Public

MY COMMISSION EXPIRES: 1-22-84

(AFFIX SEAL)

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

THIS INSTRUMENT WAS PREPARED BY
WILKINS, ADAMS & SPICER, ATTYS.
401 Union Street, Nashville, Tennessee 37219

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Keith A. Pednar (NAME)	The Kissell Company (NAME)	MAP 146-15
5104 Overton Road (STREET ADDRESS OR ROUTE NUMBER)	30 Warder Street (STREET ADDRESS)	PARCEL 125
Nashville, TN 37220 (CITY) (STATE) (P. O. ZIP)	Springfield, OH 45501 (CITY) (STATE) (ZIP)	6DU35265

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, John S. Thomason, Jr. et ux Dorothy B. Thomason

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Keith A. Pednar et ux Mary Kay Bednar

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:

LAND in Davidson County, Tennessee, being Lot No. 14 on the plan of Brentwood Hall, Section II, of record in Book 2083, page 23, Register's Office for said County.

SAID Lot No. 14, which is a corner lot, fronts 80.0 feet on the easterly margin of Overton Road and fronts 124.0 feet on the northerly margin of Brentlawn Drive, formerly and unnamed street, said frontages being joined by a curve having a length of 39.5 feet, and extends back 149.3 feet on the northerly line a nd 103.5 feet on the easterly line to a point of intersection.

BEING the same property conveyed to John S. Thomason, Jr. and wife, Dorothy B. Thomason by deed from Brentwood Center Realty Co., Inc. of record in Book 4802 page 850, Register's Office for Davidson County, Tennessee.

THE property herein conveyed is subject to restrictive covenants of record in Book 2090, page 489, said Register's Office, and to the matters set forth in the above referenced plan of record.

This is improved (XX) unimproved ( ) property, known as 5104 Overton Road (House Number) (Street) Nashville, TN 37220 (P. O. Address) (City or Town) (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 our hand s this 10th day of DECEMBER, 19 80

John S. Thomason Jr.
John S. Thomason Jr.

Dorothy B. Thomason
Dorothy B. Thomason

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named John S. Thomason, Jr. et ux Dorothy B. Thomason

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 10th day of DECEMBER, 19 80

Commission expires 1-22-84

John S. Thomason
Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENN. RHOD

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
John S. Thomason, Jr.

TO
Keith A. Rednar

G 2.1.7.1 1

IDENTIF. REFERENCE

DEC 12 11 09 AM '80

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TENN.

return to: box 1, box 8 cg

WILKINS, ADAMS & SPICER
ATTORNEYS AT LAW
1100 FIDELITY FEDERAL BUILDING
401 UNION STREET
NASHVILLE, TENNESSEE 37219

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
			54000.00- CO	
			140.40 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	146.90-
9970A	12/12/80		BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G 2 1 7 1 1

IDENTIF. REFERENCE T

DEC 12 11 09 AM '80

FELIX Z. WILSON JR REGISTER
DAVIDSON COUNTY, TENN.

No. 797255