This instrument prepared by:
SCHULMAN, PRIDE & LE ROY
P. O. BOX 2707
NASHVILLE, TENN. 37219

BOOK 5736 PAGE 450

DEED CREATING ESTATE BY THE ENTIRETY

Address New Owners As Follows:	Send Tax Bills To:	Map-Parcel Nos.
L. Roy Kavanaugh et ux Apt. 409 4999 Kahala Avenue Honolulu, Hawaii 96816	No Change	Map 104-11 Parcels 197 and 195

WHEREAS, Margaret Good Kavanaugh, is the owner of an undivided interest in the hereinafter described property by deed from L. Roy Kavanaugh of record in Book 4932, page 366, Register's Office for Davidson County, Tennessee, and

WHEREAS, the said Margaret Good Kavanaugh desires to convey said property in such manner as to create an estate by the entirety with her husband, L. Roy Kavanaugh, who joins in this conveyance for the purpose of agreeing thereto.

THEREFORE, IN CONSIDERATION OF THE PREMISES, and other good and valuable considerations, including love and affection, the receipt of which is hereby acknowledged, I, MARGARET GOOD KAVANAUGH, have bargained and sold and by these presents do hereby transfer and convey unto L. ROY KAVANAUGH and wife, MARGARET GOOD KAVANAUGH, their heirs and assigns, an undivided one-third (1/3) interest in and to certain tracts or parcels of land in Davidson County, State of Tennessee, described as follows, to-wit:

Tract 1: Land in Davidson County, Tennessee, being Lots Nos. 18 and 19 on the Jones and Calhoun's Subdivision of part of the Baxter lands, as of record in Book 161, page 40, Register's Office for said County; and City Alley No. 804 closed by Bill No. 43-46 of the Nashville City Council, shown as a 15 foot alley lying between Lots No. 17 and 18 on the Map of W. W. Dillon's Resubdivision of Lots Nos. 12 to 17, Inc. of Jones and Calhoun's Subdivision, which resubdivided plat is of record in Book 421, page 12, said Register's Office.

STATE OF HAWAII)
COUNTY OF HONOLULU)

The actual consideration or value whichever is greater for this transfer is $None.

Subscribed and sworn to before me, this the 24 day of APRIL, 1981.

L. Roy Kavanaugh
Affiant

Joan Burns
Notary Public

Commission Expires: 11/4/84

Said Lot No. 18 and said alley No. 804 adjoin and front together 65 feet on the easterly side of 24th Avenue South, and run back between parallel lines 274 feet, more or less, to an alley.

Said Lot No. 19 fronts 50 feet on the easterly side of 24th Avenue South and runs back between lines 276 feet, more or less, to an alley.

Tract 2: Land in Davidson County, Tennessee, being Lots Nos. 20, 21, 22, 23, and the northerly 34 1/2 feet of Lot No. 24 on the Plan of Jones and Calhoun's Subdivision of part of the Baxter Lands, as of record in Book 161, page 40, Register's Office for said County, described according to a survey by T. R. Sanford, Surveyor, dated December 2, 1960, as follows:

Said Lots Nos. 20, 21, 22, 23 and the northerly 34 1/2 feet of Lot No. 24 adjoin and front together 234.0 feet on 24th Avenue South, and run back between lines 277.7 feet on the northerly line, and 286.0 feet on the southerly line, to an alley in the rear on which they measure 235.1 feet.

Being the same property conveyed to Margaret Good Kavanaugh by deed from L. Roy Kavanaugh of record in Book 4932, page 366, Register's Office for Davidson County, Tennessee.

This is improved property known as 2000 — 24th Avenue South, Nashville, Tennessee.

TO HAVE AND TO HOLD an undivided one-third (1/3) interest in and to the said tracts or parcels of land with the appurtenances, estate, title and interest thereto belonging to the said L. ROY KAVANAUGH and wife, MARGARET GOOD KAVANAUGH, their heirs and assigns, forever.

And I do covenant with the said L. Roy Kavanaugh and wife, Margaret Good Kavanaugh, that I am lawfully seized and possessed of said interest in said land in fee simple; have a good right to convey it, and the same is unencumbered, except by deed of trust to Fidelity Federal Savings and Loan Association of Nashville, of record in Book 4641, page 43, Register's Office for Davidson County, Tennessee, subject to which this conveyance is executed.

And I, Margaret Good Kavanaugh, do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said interest in the said land to the said L. Roy Kavanaugh and wife, Margaret Good Kavanaugh, their heirs and assigns, against the lawful claims of all persons, whomsoever.

L. Roy Kavanaugh joins in the execution of this instrument for the purpose of consenting and agreeing thereto.

Executed at Honolulu, Hawaii, this 13th day of April, 1981.

Margaret Good Kavanaugh
Margaret Good Kavanaugh

L. Roy Kavanaugh
L. Roy Kavanaugh

STATE OF HAWAII

COUNTY OF HONOLULU

Personally appeared before me, JEAN BURNS, a Notary Public in and for said County and State, Margaret Good Kavanaugh and husband, L. Roy Kavanaugh, the bargainors, with whom I am personally acquainted, and who, upon oath, acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Honolulu, Hawaii, this 14 day of APRIL, 1981.

Jean Burns
Notary Public

Commission Expires:

11/11/84

G38606

IDENTIF. REFERENCE

APR 23 1 16 PM '81

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

HSRM