FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 395,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th DAY OF June, 1983

Notary Public

MY COMMISSION EXPIRES: 10-15-83

(AFFIX SEAL)

This Instrument Was Prepared By
DENNEY, LACKEY & CHERNAU
218 Third Avenue North
Nashville, Tennessee 37201

THIS INSTRUMENT WAS PREPARED BY
NAME ADDRESS

BOOK 6073 PAGE 994

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Fred L. Kitchens et ux. (NAME)	(NAME)	Map 130-2
637 Belle Meade Blvd. (STREET ADDRESS OR ROUTE NUMBER)	SAME (STREET ADDRESS)	Parcel 121
Nashville, TN 37205 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	BM-4850

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 L. HANIGAN AS DEVISEE UNDER WILL OF ELSA S. HANIGAN

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO FRED L. KITCHENS AND WIFE, CAROL L. KITCHENS

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:

A tract of land in Davidson County, Tennessee, fronting on the westerly side of Belle Meade Boulevard, adjoining what is known as the Glenncourt Apartment Site, same being more particularly described as follows:

Being Lot Nos. 3, 4, 5 and the southerly 14 1/2 feet of Lot No. 6 on the Map of Subdivision of Lots Nos. 19, 20, and 21, Belle Meade Second Plan, as of record in Book 421, page 172, said Register's Office.

Said Tract (being Lots 3, 4, 5 and part of Lot No. 6) fronts 314 1/2 feet on the westerly side of Belle Meade Boulevard, and extends back between paralle lines, to the dividing line between Lots Nos. 3, 4, 5 and 6, and Lots Nos. 25, 26, 27 and 28 of said Subdivision, for a distance on the north line of 292 feet, more or less, and 287 feet on the south line. Said tract of land is bounded on the North by Glenncourt Apartment Site and on the South by Iroquois Avenue.

Being the same property conveyed to Elsa S. Hanigan by deed from James E. Poole and wife, Carol H. Poole of record in Book 5160, page 683, Register's Office for Davidson County, Tennessee. The said Elsa S. Hanigan having since died, and devised said property to John L. Hanigan, under the will of Elsa S. Hanigan as of record in Will Book 131, page 451, Probate Court Clerk's Office for Davidson County, Tennessee.

This is ( ) unimproved (X) improved property, known as 637 Belle Meade Blvd., Nashville, Tennessee 37205
(House Number) (Street) (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 my hand this 9th day of June, 19 83

John L. Hanigan

06/13 1033 CHECK

4474

STATE OF TENNESSEE
Davidson County

BOOK 6073 PAGE 995

Personally appeared before me, Denys W. Pickens, a Notary Public in and for said County and State, the within named John L. Hanigan, Unmarried

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 Nashville, Tennessee, this 9th day of June, 1983

Commission expires 10/15/83

Denys W. Pickens
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 (their several oaths) (his oath) (themselves) (himself) acknowledged 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 L. Hanigan, Unmarried

TO
Fred L. Kitchens and wife,
Carol L. Kitchens

GEO. I. WOODY & SON, INC.
405 American Trust Building
Nashville, Tennessee 37201

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

RUSH

JUN 13 12 04 PM '83
FELIX WILSON REGISTER
DAVIDSON COUNTY, TN

IDENTIF. REFERENCE

H 5 3 5 6 7.

OFFICIAL RECEIPT

FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF BOOK 6073 PAGE 996

FOR

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

395000.00- CO
1027.00 CO TX
.50 PRFEE
6.00 WDEED
CHECK 1033.50-
4474A06/13/83 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 5 3 5 6 7

IDENTIF. REFERENCE

JUN 13 12 54 PM '83

FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TN

No. 955763

VOID

Book 6073

p. 997
998
999

VOID

Book 6073

p. 997
998
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Book 6073

p. 997
998
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