STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $50,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2nd DAY OF January 19 85.

Notary Public

MY COMMISSION EXPIRES: 6-16-85

(AFFIX SEAL)

BOOK 6470 PAGE 985

THIS INSTRUMENT WAS PREPARED BY

Larry L. Westbrook, Attorney (NAME) P. O. Box 150349 Nashville, Tennessee 37215 (ADDRESS)

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Judy L. McKinney (NAME) | S A M E (NAME) | 41 #59 |
| 1355 Old Hickory Blvd. (STREET ADDRESS OR ROUTE NUMBER) | (STREET ADDRESS) | 10D-34480 |
| Nashville, TN 37207 (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, Peggy A. Dailey, a widow

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

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:

SEE ATTACHED

I 7 5 6 6 4

IDENTIF. REFERENCE

JAN 9 12 33 PM '85

FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TN

CHECK 01/09-139.50

This is improved ( X ) unimproved ( ) property, known as 1355 Old Hickory Boulevard (House Number) (Street) (P. O. Address) Nashville, Tennessee (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 2nd day of January, 19 85

Peggy A. Dailey

Peggy A. Dailey

236

STATE OF TENNESSEE
Davidson County

BOOK 6170 PAGE 966

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Peggy A. Dailey

the bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 2nd day of January 19 85.

Commission expires 6/16/85

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) acknowledged (themselves) (himself) 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

TO

Compliments of
**Chicago Title Insurance Company**
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37208

TRACT ONE: Land in the 10th Civil District of Davidson County, Tennessee, being a part of the J. W. Harris Land as of record in Book 421, page 75, Register's Office for said County, and described according to a survey made by Ralph W. C. Lambert, Surveyor, dated June 16, 1956, as follows:

Beginning at a point in the southerly margin of Old Hickory Boulevard at an iron pin which is 400 feet west of the northwest corner of the property conveyed to Landon H. Rizor and wife, Ida Dee Rizor, by deed of correction from T. W. Dailey and wife, of record in Book , page , Register's Office for said County; thence south 2° 30' west 290.5 feet to an iron pin, which is 400 feet from the southeast corner of said Rizor property; thence north 80° 30' west 150 feet to an iron pin; thence north 3° 30' east 321.5 feet to an iron pin in the south margin of Old Hickory Boulevard; thence with the margin of said Boulevard south 66° 52' east 150 feet to the beginning.

Being the same property conveyed to Thomas W. Dailey, Jr. and wife, Peggy A. Dailey by deed from T. W. Dailey and wife, Glenna Wilkerson Dailey of record in Book 2604, page 555, Register's Office for Davidson County, Tennessee. The said Thomas W. Dailey, Jr. having since died.

TRACT TWO: Land in the 10th Civil District of Davidson County, Tennessee, being shown as Parcel No. 4 on a survey dated September 10, 1972, and made by G & G Engineering Co., and according to said survey is described as follows: Beginning at a point, this point being an iron pin set in the southern right-of-way line of Old Hickory Boulevard in the northwest corner of the T. W. Dailey, Jr., property; thence South 2° 27' west 320.98 feet bounded by the T. W. Dailey, Jr., property to an iron pin; thence North 80°16' west 121.74 feet to an iron pin; thence N 21° 24' east 328.21 feet to an iron pin in the southern right-of-way line of Old Hickory Boulevard; thence along the southern right-of-way line of Old Hickory Boulevard South 68° 36' east 15.00 feet to an iron pin, this being the point of beginning and containing 0.501 acres.

Being the same property conveyed to Thomas W. Dailey, Jr., and wife, Peggy A. Dailey, by deed from White's Creek Bank & Trust Company, Executors of the Will of T. W. Dailey, Sr., of record in Book 4639, page 465, Register's Office for Davidson County, Tennessee. The said Thomas W. Dailey, Jr. having since died.

The above tract or tracts were subject to a conveyance made to eliminate awkward frontage and offsets in certain boundary lines with said description as follows: In the 3rd Councilmatic District, formerly the 10th Civil District of said County; Thomas W. Dailey and wife, herein convey to Glenna May Dailey a small triangular tract of land on the southeast corner at 1355 Old Hickory Blvd., which measures 7.5 feet on the south line of said lot and runs with east boundary to a point where a straight line from concrete monument set in the margin of Old Hickory at an iron pin in the south line of said lot intersects said east boundary, thence with this line south to an iron pin 7.5 feet from the southeast corner in the south boundary.

Being part of the property conveyed to Thomas W. Dailey, Jr., et ux, by deed from T. W. Dailey, et ux, of record in Book 2604, page 555, Register's office for Davidson County, Tennessee. The said Thomas W. Dailey, Jr. having since died.

Glenna May Dailey, a single person, herein conveys to Thomas W. Dailey, Jr. and wife, a triangular section of land, measuring 54.3 feet on the margin of Old Hickory Boulevard and being bounded by the straight line on the east side from the set concrete monument to the point where this line intersects the east boundary of the Thomas W. Dailey, Jr. lot; thence N 2° 30' East with the old boundary to an iron pin marking the northwesterly limit of the tract herein described, thence with south margin of Old Hickory Boulevard 54.3 feet to the concrete monument.

Being part of the same property conveyed to Glenna May Dailey, a single person, by T. W. Dailey, a widower, as of record in Book 4373, page 290, Register's Office for Davidson County, Tennessee.

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

RECEIVED OF _____

FOR _____

BOOK 6470 PAGE 958

| | | |
|---|---|---|
| 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 |
|---|---|---|---|---|
| | | | | |

50000.00- CAMT.
130.00 CSTAX
.50 PRFEE
9.00 WDEED
CHECK 139.50-
2236A01/09/85 BAL .00

**RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK**

I 7 5 6 6 4

IDENTIF. REFERENCE

JAN 9 12 33 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

**No.** 99892