BOOK 6521 PAGE 330

SEND TAX STATEMENTS TO:

THIRD NATIONAL MORTGAGE COMPANY

P. O. Box 2628

Nashville, TN 37219

MAP AND PARCEL

104 - 15 - 7.00

This Instrument Prepared By:
Stanley L. Holtman
108 Fourth Avenue South, Franklin, TN

FOR AND IN CONSIDERATION OF THE SUM OF FIFTY-EIGHT THOUSAND (58,000.00) DOLLARS, cash in hand paid, the receipt of which is hereby acknowledged, I, JAMES T. KELLEY (one and the same person as James T. Kelly), have this day bargained and sold and do hereby transfer and convey unto LEILA B. MONTAGUE, her heirs and assigns, the following described property, lying and being situated in Davidson County, Tennessee.

The following tract or parcel of land, lying and being situated in Davidson County, Tennessee, and being more particularly described as follows:

Being the southwesterly part of Lot No. 75 on the Plan of Bransford Realty Company's Subdivision of Westmoreland Place, which subdivision is of record in Book 421, page 16, Register's Office for Davidson County, Tennessee.

Said part of Lot No. 75 beginning at a point in the west margin of 28th Avenue South or Natchez Tract, said point being 80 feet southerly from the northeast corner of said lot; thence with the west margin of 28th Avenue South or Natchez Trace, in a southerly direction 59 feet to the northeast corner of Lot No. 74 on said plan; thence westerly with the line between Lot Nos. 74 and 75, 210 feet to an alley; thence with east margin of said alley in a northerly direction 10 feet to another alley; thence in a northeasterly direction with the southerly line of the last mentioned alley 56 feet, more or less, to a point; thence with the line between the property now owned by Jernigan, in a generally easterly direction 161 feet to the point of beginning.

Being the same property conveyed to James T. Kelly by deed of Walter R. Evans, et ux., of record in Book 6246, page 873, Register's Office of Davidson County, Tennessee.

TO HAVE AND TO HOLD the said lands, with the improvements and appurtenances thereunto belonging to the said Leila B. Montague, her heirs and assigns, forever.

AND I COVENANT with the said Leila B. Montague, that I am lawfully seized and possessed of said land, in fee simple, have a good right to convey it, and that it is unencumbered except as follows:

1. 1985 Metro Davidson County taxes are a lien against the property but are not yet due and payable.

AND I FURTHER COVENANT and bind myself, my heirs and representatives, to

Buyer Leila B. Montague
3501 Natchez Trace
Nash. Tenn

warrant and forever defend the title to said property, to the said Leila B. Montague, her heirs and assigns, against the lawful claims of all persons, whomsoever.

And I, Donna F. Kelley, wife of James T. Kelley, do hereby join in the provisions of this instrument for the purpose of transferring and quitclaiming unto the said Leila B. Montague any and all right, title and interest that I have in said property by reason of my marital status or otherwise.

Witness our hands, on this the 29th day of March, 1985.

JAMES T. KELLEY

DONNA F. KELLEY

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said State and County, James T. Kelley and wife, Donna F. Kelley, the within named bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at Franklin, Tennessee on this the 29th day of March, 1985.

(SEAL)

Cynthia M. Beard
Notary Public

My Commission Expires:
Feb. 9, 1986

RECEIVED
MAR 29 10 47 AM '85
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

IDENTIF. REFERENCE

I.8.2.7.7.4.

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

The actual value or consideration, whichever is greater, for this transfer is $58,000.00.

Sworn to and subscribed to before me, on this the 29th day of March, 1985.

(SEAL)

Cynthia M. Beard
Notary Public

My Commission Expires:
Feb. 9, 1986

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

RECEIVED OF _____

FOR _____

BOOK 6521 PAGE 932

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

58000.00- CAMT.
150.80 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 157.30-
3291 A03/29/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 9 2 7 7 4

IDENTIF. REFERENCE

MAR 29 10 47 AM '85

FELIX Z. WILSON JT REGISTER
DAVIDSON COUNTY, TN

No. 120354