FILE BOX #57

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 53000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23rd DAY OF AUGUST, 19 85

Notary Public

MY COMMISSION EXPIRES: 10/19/86

(AFFIX SEAL)

BOOK 5838 PAGE 99

THIS INSTRUMENT WAS PREPARED BY

SATURN & MAZER, Attorneys, 212 Third Avenue, North, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
JEFFERSON C. PENNINGTON JR. (NAME)	S A M E (NAME)	103-6-112
5620 Knob Road (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	8DA 55630
Nashville, Tennessee 37209 (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, I, HARRY THOMAS KIBBY, being the Executor of the Estate of HARRY T. KIBBY et ux JULIA C. KIBBY, deceased,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JEFFERSON C. PENNINGTON JR.

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. 33 on the Plan of Brookside Courts Addition No. 2, as of record in Book 1835, Page 47, Register's Office for said County.

SAID Lot No. 33 fronts 85 feet on the northerly side of Knob Road and fronts 98.1 feet on the westerly side of Brookvale Terrace, said frontages being joined by a curve having a length of 39.27 feet and extends back 156.8 feet on the westerly line and 107.5 feet on the northerly line to a point of intersection.

BEING the same property conveyed to Harry T. Kibby and wife, Julia C. Kibby by deed from Nelson C. Andrews and wife, Sue Andrews, of record in Book 5108, page 124, Register's Office for Davidson County, Tennessee. The said Harry T. Kibby and wife, Julia C. Kibby having since died and Harry Thomas Kibby being the Executor of said Estate. The said Harry T. Kibby predeceased Julia C. Kibby, who appointed Harry Thomas Kibby executor.

This is improved XXX unimproved ( ) property, known as 5620 Knob Road, Nashville, Tennessee 37209
(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 23rd day of AUGUST, 19 85

Harry Thomas Kibby EXECUTOR

HARRY THOMAS KIBBY

527

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 HARRY THOMAS KIBBY, Executor of the Estate JULIA C. KIBBY, deceased,

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 23rd day of AUGUST 1985

Commission expires _____

_____ Notary Public

STATE OF TENNESSEE
Davidson County

Before me, Alan D. Mazer, a Notary Public within and for the State and County aforesaid, personally appeared Harry Thomas Kibby and _____ with whom I am personally acquainted and who upon (his oath) (their several oaths) acknowledged (himself) (themselves) to be the Executor and _____ respectively of the Estate of Julia C. Kibby, deceased the within named bargainor, ~~a corporation~~, and that (he) (they) as such Executor 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 Harry Thomas Kibby as such Executor, and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at Nashville, Tn. this the 23rd. day of August, 1985

My commission expires 10/19/86

_____ Notary Public

WARRANTY DEED

FROM

TO

PREPARED BY:
SATURN & MAZER, Attorneys
212 Third Avenue, North
Nashville, Tennessee 37201
Phone: 259-3666

IDENTIFICATION REFERENCE

FILED
AUG 26 8 37 AM '85
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

0 | | | 3

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 6638 PAGE 101

CO -CONVEYANCE
MO -MORTGAGE
WD -WARRANTY DEED
TD -TRUST DEED

CC -CERTIFIED COPY
REL -RELEASE
UCC -UNIFORM COMMERCIAL CODE

MISC -MISCELLANEOUS
CO TX -STATE TAX CONVEY
MO TX -STATE TAX MORT
PRFEE -PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

83000.00- CAMT.
215.80 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 222.30-
0527A08/26/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

3 1 1 1 0

IDENTIFICATION REFERENCE

AUG 26 8 37 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 166412