THIS INSTRUMENT PREPARED BY: **PERCY WILKINS, JR. and CHRISTY WILKINS IVEY, Attorneys**
2210 Crestmoor Road, Nashville, Tennessee 37215-0157

ADDRESS NEW OWNER:
Kenneth W. Witt
1012 Rodney Drive
Nashville, TN 37205

SEND TAX BILLS TO:
Commerce Union Bank

1 Commerce Pl., Real Estate Div.
Nashville, Tennessee 37239

MAP-PARCEL NUMBERS:
MAP 115-1
PARCEL 15
8DZ-63255

WARRANTY DEED

BOOK 6823 PAGE 346

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, Michael McDonald and Sandra McDonald hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Kenneth W. Witt and wife, Ellen R. Witt hereinafter called the Grantee, Grantee's 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. 30 on the plan of Brook Meade Addition, Section II, of record in Book 2663, page 59, Register's Office for said County.

SAID Lot No. 30 fronts 185.0 feet on the easterly margin of Rodney Drive and extends back 226.0 feet on the northerly line and 217.5 feet on the southerly line to a broken line in the rear, measuring 197.9 feet thereon.

BEING the same property conveyed to Michael McDonald and wife, Sandra McDonald by deed from Allen C. Green and Ophelia Ann Green, of record in Book 4917, page 648, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all matters shown on the herein referenced plan of record in said Register's Office.

89 4 7 2

IDENTIFICATION REFERENCE

APR 7 3 05 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

This is (un)improved property, known as 1012 Rodney Drive, Nashville, TN 37205.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever; and Grantor covenants with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever. (As to a corporate or partnership party, the reference to "heirs" shall be deemed to read "successors".)

Witness the execution hereof this 4th day of April, 1986.

Sandra McDonald
Sandra McDonald

Michael McDonald
Michael McDonald

STATE OF TENNESSEE
COUNTY OF ~~Davidson~~

On this 4th day of April, 1986, before me personally appeared Michael McDonald and Sandra McDonald, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged that they executed the same as their free act and deed.

NOTARY PUBLIC

My Commission Expires: 10-24-88

Notary Public

STATE OF TENNESSEE
COUNTY OF _____

BOOK 5823 PAGE 347

Before me, the undersigned, of the State and County aforesaid, personally appeared _____, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged ____self to be the President (or other officer authorized to execute the instrument) of the _____, the within named bargainor, a corporation, and that he as such _____, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by ____self as _____. Witness my hand and official seal, at office in _____, Tennessee, this _____ day of _____, 19___.

My Commission Expires:_____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $ 86,500.00.

Kenneth W. Witt
Affiant

Subscribed and sworn to before me, this the 4th day of April, 1986.

My Commission Expires: 10-28-88

_____
Notary Public

WARRANTY DEED

from:
Michael McDonald and Sandra McDonald

to:
Kenneth W. Witt and wife, Ellen R. Witt

PERCY WILKINS, JR.
and
CHRISTY WILKINS IVEY
Attorneys at Law
2210 Crestmoor Road
P.O. Box 150157
Nashville, Tennessee 37215-0157

TN 24788

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 5823 PAGE 348

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

8650 CO- CANT.
254.30 CSTAX
.50 PRFEE
6.00 WDSRDS
CHECK 231240-
0676A04/07/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

89472

IDENTIFICATION REFERENCE

APR 7 3 05 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 234825