This instrument prepared by:
Harlan Dodson, III
Dodson & Associates
Suite 400 Realtors Building
306 Gay Street
P. O. Box 198066
Nashville, TN 37219-8066
(615) 254-2291

WARRANTY DEED

ADDRESS OF NEW OWNER	SEND TAX BILL TO:	MAP PARCEL NO:
KENNETH C. LOVAN, ET UX	SAME	MAP 147-7
4955 Edmondson Pike		Parcel 12
Nashville, TN 37211		6DU 17940

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, and other good and valuable considerations, we have this day bargained and sold, and do hereby transfer and convey unto the said KENNETH C. LOVAN and wife, THELMA R. LOVAN their successors, heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Being Lot No. 90 on the Plan of Battery Crest, Section 1, of record in Plat Book 2900, page 91, Register's Office, Davidson County, Tennessee.

Being the same property conveyed to Joy Kieffer or M. L. Kieffer and wife, Margaret Kieffer, with right of survivorship by deed from Joe P. Teague and wife, Sheryl S. Teague as of record in Book 6438, page 925, said Register's Office for Davidson County, Tennessee.

This conveyance is subject to a deed of trust recorded in Book 5445, page 341, Register's Office of Davidson County, Tennessee; restrictive covenants of record in Book 3072, page 429 and Book 3098, page 290, a seven mile creek drainage easement, sewer easement, and building lines as of record in Plat Book 2900, page 91, and an easement for sanitary sewer and or storm drainage of record in Book 6605, page 225.

STATE OF TENNESSEE:
COUNTY OF DAVIDSON:

The actual consideration or value whichever is greater, for this transfer is $60,625.00. Subscribed and sworn to before me, this the 6th day of November, 1986.

Thelma R. Lovan
Affiant

Lisa W Smith
Notary Public

My Commission Expires:
4/17/88

NOTARY PUBLIC STATE OF TENNESSEE AT LARGE

This is improved property known as 4955 Edmondson Pike, Nashville, Tennessee.

TO HAVE AND TO HOLD said real estate, with appurtenances, estate, title and interest belonging to the said successors, their heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to

convey it, and that the same is unencumbered. We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said successors, heirs and assigns, against the lawful claims of all persons.

WITNESS our hands this the 6th day of November, 1986.

Joy Kieffer
JOY KIEFFER

M. L. Kieffer
M. L. KIEFFER

Margaret M. Kieffer
MARGARET KIEFFER

STATE OF TENNESSEE:
COUNTY OF DAVIDSON:

On this 6th day of November, 1986, before me personally appeared JOY KIEFFER, to me known to be the person described in and who executed the foregoing instrument, and acknowledged that she executed the same as her free act and deed.

Witness my hand and official seal at Nashville, Tennessee, this the 6th day of November, 1986.

Lisa W Smith
Notary Public

NOTARY PUBLIC STATE AT LARGE

My Commission Expires:
4/17/88

STATE OF TENNESSEE:
COUNTY OF DAVIDSON:

On this 6th day of November, 1986, before me personally appeared M. L. KIEFFER, to me known to be the person described in and who executed the foregoing instrument, and acknoweldged that he executed the same as his free act and deed.

Witness my hand and official seal at Nashville, Tennessee, this the 6th day of November, 1986.

Lisa W Smith
Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires:
4/17/88

61926

IDENTIFICATION NOV 6 3 10 PM 86 REGISTER'S OFFICE DAVIDSON COUNTY, TN.

STATE OF TENNESSEE:
COUNTY OF DAVIDSON:

On this 6th day of November, 1986, before me personally appeared MARGARET KIEFFER, to me known to be the person described in and who executed the foregoing instrument, and acknowledged that she executed the same as her free act and deed.

Witness my hand and official seal at Nashville, Tennessee, this the 6th day of November, 1986.

Notary Public

NOTARY PUBLIC

My Commission Expires:
11-1-87

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

RECEIVED OF _____

FOR _____

BOOK 7036 PAGE 376

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CD 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

60625.00- CAPT.
169.00 CSTAX
.50 PRFEE
6.00 WDFEE
CHECK 175.13-
440931 11/10/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

61926

IDENTIFICATION REFERENCE

Nov 10 3 10 PM '86

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 10509