BOOK 7082 PAGE 758

FILE BOX 45

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 54,690.58

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12th DAY OF December 1986

Notary Public

MY COMMISSION EXPIRES: 9/17/89

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

RICHARD A. NORTHCUTT - 1161 Murfreesboro Road - Suite 340 - Nashville, TN 37217

NAME	ADDRESS	
ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Kelly W. Kinney	Cameron-Brown Company	MAP 84-11
(NAME)	(NAME)	
2317 Aubrey Drive	P. O. Box 18109	PARCEL 151
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37214	Raleigh, NC 27619	03DZ44864
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, John M. Howard and wife, Belita B. Howard

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Kelly W. Kinney and wife, Christy Kinney

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.

BEING Lot No. 230 on the Plan of Maplecrest Subdivision, of record in Plat Book 1835, pages 27 and 28, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to John M. Howard and wife, Delita B. Howard, by deed from Kevin D. Beurskens and wife, Judy A. Beurskens, of record in Book 6749, page 852, said Register's Office.

This Conveyance is subject to a Deed of Trust executed by John M. Howard and wife, Belita B. Howard, to James A. Abbott, Trustee, for Cameron-Brown Company, dated December 20, 1985, and filed for record in Book 5749, Page 855, Register's Office for said County, with an unpaid principal amount of approximately $51,690.58, which the grantees herein hereby assume and agree to pay. The escrow account if any is hereby transferred to the grantees.

7.6 8.1 5.

IDENTIFICATION REFERENCE

DEC 29 2 14 PM '86

REGISTER
DAVIDSON COUNTY, TN

This is improved (XX) unimproved ( ) property, known as 2317 Aubrey Drive, Nashville, TN 37214
(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 heir 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 covey 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 our hand s this 12th day of December, 1986

Belita B. Howard
Belita B. Howard

John M. Howard
John M. Howard

STATE OF TENNESSEE
COUNTY OF Davidson

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named John M. Howard and wife, Belita B. Howard

the bargainor s, with whom I am personally acquainted/and who acknowledged that they (or proved to me on the basis of satisfactory evidenc executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 12th day of December, 19 86

Commission expires 9/9/89

Notary Public

STATE OF TENNESSEE
COUNTY OF

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 (his oath / their several oaths) acknowledged (himself / themselves) (or proved to me on the basis of satisfactory evidence) to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that (he) / (they) as such _____ and _____ being authorized so to do, execute 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

~~John M. Howard~~
Belita B. Howard

TO

Kelly W. Kinney
~~Christy Kinney~~

RETURN TO:

METROPOLITAN ESCROW, INC.
1161 Murfreesboro Road
Suite 340
Nashville, TN 37217

RICHARD A NORTHCUTT
ATTORNEY-AT-LAW
1161 Murfreesboro Road
Suite 316
Nashville, TN 37217

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

RECEIVED OF _____ BOOK 7082 PAGE 760

FOR _____

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

54650.00- CONT.
153.00 CSTAX
.00 PRFE
6.00 MPE T
CHECK 159.00-
14C2A12/29/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

7.68.15.

IDENTIFICATION REFERENCE

DEC 29 2 4 PM '86

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No27155