This instrument was prepared by:
HERMAN D. BRADLEY, Attorney, P. C.
21st Fl, First American Center
Nashville, TN 37238-0069

BOOK 7253 PAGE 826

# WARRANTY DEED

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP PARCEL NUMBERS |
|---|---|---|
| LLOYD A. MCKELVEY (NAME) | LLOYD A. MCKELVEY (NAME) | MAP 61-3 |
| 4705 Gallatin Road (STREET ADDRESS OR ROUTE NUMBER) | 4705 Gallatin Road (STREET ADDRESS) | Parcel 141 |
| Nashville, TN 37216 (CITY) (STATE) (ZIP) | Nashville, TN 37210 (CITY) (STATE) (ZIP) | 15 D 00565 |

*FOR AND IN CONSIDERATION of the sum of* ----------TEN & 00/100----------

----------($10.00)---------- *Dollars,*

Cash in hand paid, and other good and valuable considerations, receipt of which is hereby acknowledged.

LLOYD A. MCKELVEY

has
~~XXX~~ *have this day bargained and sold, and do hereby transfer and convey unto the said* Lloyd A. McKelvey, Jr. and George T. Swint, a one-third (1/3rd) undivided interest each,

*the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

A certain tract of parcel of land in the 15th Civil District of Davidson County, Tennessee, described as follows, to wit:

Being the northerly 58½ ft. of Lot No. 3 and the southerly 42 ft. of Lot No. 4 of Block "J" on the Plan of Broadmoor, Section No. 2, as of record in Book 547, Page 174, Register's Office for said County.

Said parts of Lots Nos. 3 and 4 front together 100½ feet on the westerly side of the Gallatin Road and run back between parallel lines 165 ffet to a dead line.

Together with a 15 foot easement as set out in deed from Tom Perryman et ux, to marshall M. Sweeney, et ux, of record in Book 1759, Page 505, said Register's Office, as follows: An easement 15 feet wide across the front of Lot No. 5 and the north 18 feet of Lot NO. 4, and across the front of Lot No. 2, all of Block "J" on the Plan above referred to, is hereby granted for the purpose of a driveway leading into and from the service station located in the property herein conveyed.

BEING the same property conveyed to Lloyd A. McKelvey by deed from Ervin M. Entrekin, Trustee, as of record in Book 4996, Page 639, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

*The actual consideration or value whichever is greater, for this transfer is $* 116,667.00

*Subscribed and sworn to before me this the* 1 *day of* June 1987

*Affiant*

*My commission expires* July 9, 1989 *(Affix Seal)*

*Notary Public*

*unimproved (  )*
*This is improved (X) property known as* 4705 Gallatin Rd., Nashville, TN 37216
*(House Number) (Street) P.O. Address (City or Town)*

*TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), 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 Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.*

*Whenever 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 hands this* 1 *day of* June *19* 87, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Lloyd A. McKelvey

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 7253 PAGE 827

*Personally appeared before me* the undersigned, *a Notary Public in and for said County and State* Lloyd A. McKelvey

*the within named bargainor*_____, *with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that* he *executed the within instrument for the purposes therein contained.*

*Witness my hand and official seal at* Nashville, Tennessee, *this* 1 *day of* June, *1987.*

Nancy C. Carr
*Notary Public*

*Commission expires* July 2, 1989

STATE OF TENNESSEE
COUNTY OF DAVIDSON

*Before me,* _____, *a Notary Public 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* _____ *of the* _____, *the within named bargainor, a corporation, and that* _____ *he as such* _____ *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* _____ *self as* _____.

*Witness my hand and seal, at office in* _____, *this* _____ *day of* _____, *19*____.

_____
*Notary Public*

*Commission expires* _____

31613

IDENTIFICATION REFERENCE

JUN 1 2 38 PM '87
FELIX Z. WILSON JR REGISTER
DAVIDSON COUNTY, TN

**WARRANTY DEED**

FROM
LLOYD A. MCKELVEY

TO
LLOYD A. MCKELVEY, JR.
and GEORGE T. SWINT

1/3rd undivided interest to each

Compliments of
**Chicago Title Insurance Company**
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238

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

RECEIVED OF _____

FOR _____

BOOK 7253 PAGE 828

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 |
|---|---|---|---|---|
| | | | 116667.00- | CAMT. |
| | | | 326.76 | CSTAX |
| | | | .50 | PRFEE |
| | | | 6.00 | WDEED |
| | | | CHECK | 333.26- |
| | | | 3767A06/01/87 | BAL .00 |

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

31613

IDENTIFICATION REFERENCE

JUN 1 2 39 PM '87

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 88186