BOOK 7470 PAGE 661

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR ~~VALUE~~, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $10,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 12th DAY OF February, 19 88

Notary Public

MY COMMISSION EXPIRES: 5/13/89

(AFFIX SEAL)

FILE BOX 24

THIS INSTRUMENT WAS PREPARED BY
Harold Reeves, Attorney 640 Spence Lane Nashville, TN 37217

7459 02/17 0101 03CHECK 34.50

| NAME | ADDRESS | |
|---|---|---|
| ADDRESS NEW OWNER(S) AS FOLLOWS | MORTGAGEE OR PERSON RESPONSIBLE FOR PAYMENT OF TAXES | MAP-PARCEL NUMBERS |
| James G. McNeese (NAME) | Same (NAME) | Map 38 |
| 5704 Ridge Road (STREET ADDRESS OR ROUTE NUMBER) | (STREET ADDRESS) | P/O 91 |
| Joelton, Tennessee 37080 (CITY) (STATE) (P.O. ZIP) | (CITY) (STATE) (ZIP) | P/O 14D-11920 |

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. Dorothy Marie Murphy Carney, devisee of the Will of Ollice Frank Carney HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James G. McNeese and wife, Brenda A. McNeese

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 the 14th Civil District of Davidson County, Tennessee, being Lot 1 on the unrecorded Plan of the Olice Carney Property described by survey of M & K Engineers, dated June 26, 1987, as follows:
BEGINNING at a point on the easterly margin of Carney Road, approximately 371.25± feet from the intersection of Old Hickory Boulevard and Carney Road; thence S61°05' 58"E, 215.01 feet to an iron pin; thence S41°59'19"E, 675.63 feet to an iron pin; thence S04°41'41"E, 76 feet to an iron pin; thence S69°10'39"W, 351.97 feet to an iron pin; thence N 21°23'07"W, 583.87 feet to an iron pin; thence N 61°05'58"W, 215.01 feet to a point in the easterly margin of Carney Road; thence along said easterly margin N27°42' 05"E, 180.00 feet to the point of beginning, containing 5.00 Acres±.

BEING part of the same property conveyed to Olice Carney by deed from Sidney E. Carney of record in Book 1779, page 513, Register's Office for Davidson County, Tennessee. The said Ollice Frank Carney having since died and Dorothy Marie Murphy Carney, his widow, is the devisee of the Will filed in Probate Court for Davidson County, Tennessee, November 1, 1982.

Taxes for 1988 have been pro-rated and assumed by Grantee(s).

Dorothy Carney and Dorothy Marie Murphy Carney are one and the same person
Olice Carney and Ollice Frank Carney are one and the same person

unimproved (XX
This is improved ( ) property, known as 5.0± acres, Carney Road Whites Creek, TN 37189
(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 Whereever 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 12th day of February, 1988

Dorothy Marie Murphy Carney

Dorothy Marie Murphy Carney

BOOK 7470 PAGE 662

STATE OF TENNESSEE }
Davidson COUNTY }

Personally appeared before me, Dorothy Marie Murphy Carney, a widow
(Name of natural person executing the instrument)

with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand, at office, this 16th day of February 19 88.

My Commission Expires 5/13/89

Notary Public

(AFFIX SEAL)

STATE OF TENNESSEE }
COUNTY }

Personally appeared before me, _____
(Name of officer) (Offical capacity of officer)

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, and who further acknowledged that he is the

("attorney-in-fact" or "president" or "general partner")

of the maker, or a constituent of the maker, and is authorized by the maker, or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker. Witness my hand, at office, this _____ day of _____ 19_____.

My Commission Expires _____

Notary Public

(AFFIX SEAL)

**WARRANTY DEED**

FROM
Dorothy Marie Murphy Carney

TO
James G. McNeese

IDENTIFICATION REFERENCE

FEB 17 10 31 AM '88
FELIX E. [illegible]
DAVIDSON COUNTY, TN

0 5 4 7 5

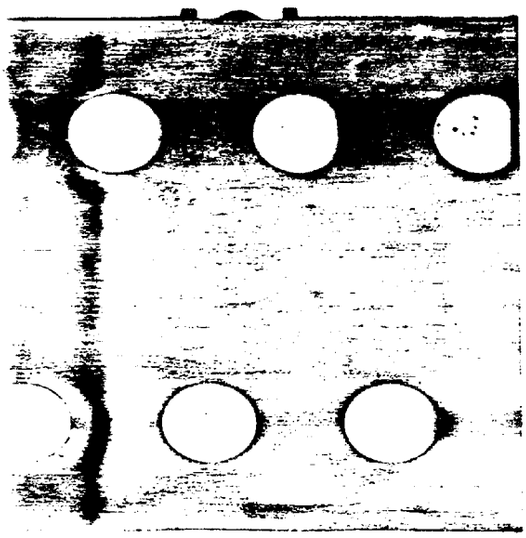
This form compliments of:

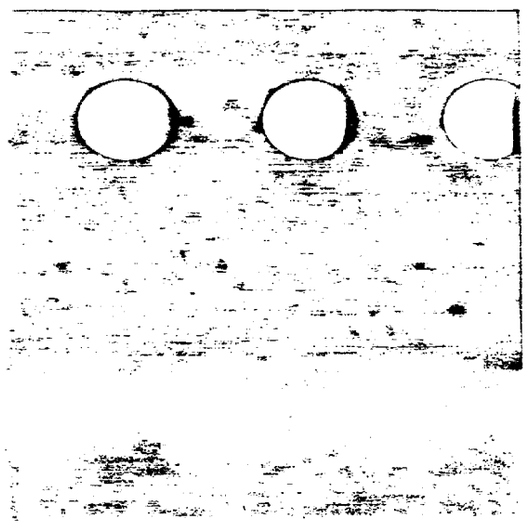
**title escrow, inc.**

suite 218
640 spence lane
nashville, tennessee 37217
615-361-6679

**OFFICIAL RECEIPT**

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





RECEIVED OF _____

FOR _____

BOOK 7470 PAGE 663

| | | |
|---|---|---|
| CO - CONVEYANCE | CC - CERTIFIED COPY | MISC - MISCELLANEOUS |
| MO - MORTGAGE | REL - RELEASE | CO TAX - STATE TAX CONVEY |
| WD - WARRANTY DEED | UCC - UNIFORM COMMERCIAL CODE | MO TAX - STATE TAX MORT |
| TD - TRUST DEED | | PRFEE - PROBATE FEE |

| DATE | SYMBOL | VALUATION | TAX AND FEES | TOTAL |
|---|---|---|---|---|

CAMT 10000.00
CON TX 28.00
PRFEE 0.50
WDEED 6.00
TOTAL 34.50
CHECK 34.50

02/17/88 01 10:36 0001 7459

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0.5.4 7.5.

IDENTIFICATION REFERENCE

FEB 17 10 31 AM '88

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

**No.** 62246