JNP

RETURN TO:
WALT, DYER & JAMES, ATTYS.
ONE BURTON HILLS BLVD., SUITE 130
NASHVILLE, TN 37215

Fell
61

Address New Owner as follows:
James T. McLean, Jr.
Suite 100
1100 Kermit Drive
Nashville, Tennessee 37217

Send tax bills to:
(Same)

Map-Parcel No:
Map: 150-14-A
Parcel: 15

WARRANTY DEED

BOOK 7574 PAGE 714

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, **JAMES M. FISCHER, JR. and JAMES T. McLEAN**, hereinafter collectively called Grantors, have bargained and sold, and by these presents do transfer and convey unto **JAMES T. McLEAN, JR. and wife, JENNIFER L. McLEAN**, (hereinafter called, individually or collectively if more than one, the Grantee), Grantee's heirs and assigns, certain property lying and being situated in the County of Davidson, State of Tennessee, described as follows, to-wit:

> Being Lot No. 15, of Calumet, Phase One, as shown on the Final Plat for Calumet, Phase One, of record in Book 6900, page 673, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.
>
> Being a portion of the same property conveyed to James M. Fischer, Jr. and James T. McLean by Warranty Deed from Sue P. Whitworth of record in Book 7158, page 470, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD said property, together with the appurtenances, easements, estate, title and interest thereto belonging to the said Grantee, and Grantee's heirs and assigns, forever.

AND GRANTORS COVENANT with the said Grantee that they are lawfully seized and possessed of said property, that they have a good right to convey it, and that the same is unencumbered except as otherwise set out herein.

AND GRANTORS further covenant and bind themselves, their heirs and assigns, to warrant and forever defend the title to said property to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever, except as to those matters set out herein to which this conveyance is made subject.

THIS CONVEYANCE is made subject to the following: (1) taxes for the year 1988 and subsequent years; (2) terms and provisions of the Declaration of Covenants, Conditions and Restrictions for Calumet of record in Book 7566, page 664, said Register's Office, as may be from time to time amended; (3) easements, set-back lines, conditions, restrictions and other matters shown on the Final Plat of Calumet, Phase One, of record in Book 6900, page 673, said Register's Office and any other plats or plans of the property of record in said Register's Office; (4) any and all zoning laws and regulations, building restrictions, setback lines, easements and rights-of-way for roads and public utilities; and (5) other all easements, restrictions, covenants, conditions, or other matters shown of record in said Register's Office.

CHARLOTTE L. FISCHER, being the spouse of JAMES M. FISCHER, JR., joins in this conveyance for the purpose of conveying and quitclaiming any right, title and interest she may have in the property conveyed herein by virtue of her marriage to the said James M. Fischer, Jr., including but not limited to any interest in said property as all or part of an elective share of a surviving spouse as provided by the laws of the State of Tennessee.

WHEREVER USED herein, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

4078 2.

IDENTIFICATION REFERENCE

JUN 16 9 28 AM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

IN WITNESS WHEREOF, the Grantors have caused this instrument to be executed on this 10th day of June, 1988.

JAMES T. McLEAN

JAMES M. FISCHER, JR.
By: Thomas V. White,
Attorney-in-Fact

CHARLOTTE L. FISCHER
By: Thomas V. White,
Attorney-in-Fact

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named JAMES T. McLEAN, the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville this 10th day of June, 1988.

NOTARY PUBLIC

My commission expires: 7-17-88

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named THOMAS V. WHITE, with whom I am personally acquainted, and who, upon oath, acknowledged himself to be the attorney-in-fact for JAMES M. FISCHER, JR., the bargainor, pursuant to a Special Power of Attorney of record in Book 7569, page 379, Register's Office for Davidson County, Tennessee, and that he as such authorized attorney-in-fact for JAMES M. FISCHER, JR., executed the within instrument for the purposes therein contained by signing his name as attorney-in-fact for JAMES M. FISCHER, JR.

WITNESS my hand and official seal at Nashville, Tennessee, on this the 10th day of June, 1988.

NOTARY PUBLIC

My commission expires: 5/13/89

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named THOMAS V. WHITE, with whom I am personally acquainted, and who, upon oath, acknowledged himself to be the attorney-in-fact for CHARLOTTE L. FISCHER, the bargainor, pursuant to a Special Power of Attorney of record in Book 7569, page 381, Register's Office for Davidson County, Tennessee, and that he as such authorized attorney-in-fact for CHARLOTTE L. FISCHER, executed the within instrument for the purposes therein contained by signing her name as attorney-in-fact for CHARLOTTE L. FISCHER.

WITNESS my hand and official seal at Nashville, Tennessee, on this the 10th day of June, 1988.

NOTARY PUBLIC

My commission expires: 5/13/89

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $17,250.00.

AFFIANT

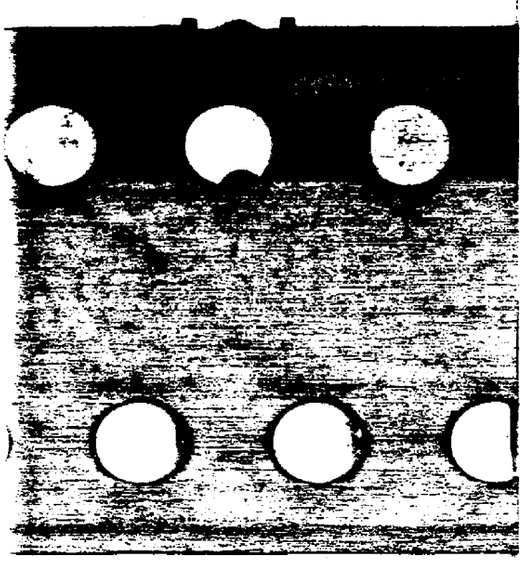
Sworn to and subscribed before me this the 10 day of June, 1988.

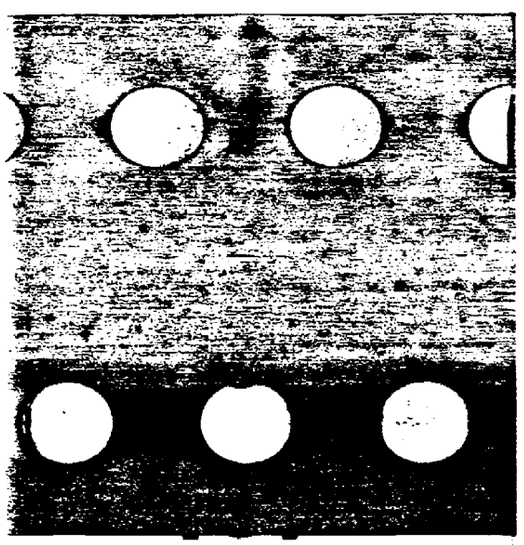
NOTARY PUBLIC
My commission expires: 8-9-91

This instrument was prepared by:

John N. Popham
TUNE, ENTREKIN & WHITE
21st Floor, First American Center
Nashville, Tennessee 37238

6260 06/16 0101 03CHECK 57.66





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7574 PAGE 717

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	17250.00
			CON TX	48.16
			PRFEE	0.50
			WDEED	9.00
			TOTAL	57.66
			CHECK	57.66
06/16/88		01	09:30 0001	6260

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

4 0 7.8 2.

IDENTIFT. REFERENCE

JUN 16 9 28 AM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 103083