BOOK 7622 PAGE 961

STATE OF TENNESSEE
COUNTY OF WILLIAMSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 139,000.00

Charles H Watkins III
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 5th DAY OF August 1988

Margaret Ann Smith
Notary Public

MY COMMISSION EXPIRES: 5/25/89
(AFFIX SEAL)

Mail

THIS INSTRUMENT WAS PREPARED BY
THOMAS N. JONES, Attorney, 339 Main Street, Franklin, Tennessee 37064

NAME		ADDRESS
ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILL TO:	MAP-PARCEL NUMBERS
Charles H. Watkins III	First Federal Savings Bank of TN	116-14-53
(NAME)	(NAME)	
211 Paddock Lane	101 West Lincoln Street	BM-7402
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37205	Tullahoma, TN 37388	
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (P.O. ZIP)	

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, WE, **TIMOTHY L. KENNEDY and wife, SAYLE A. KENNEDY**

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **CHARLES H. WATKINS III and wife, CELIA G. WATKINS**

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 Davidson County, TN, being Lots No. 19 and 20 shown on the Map of Belle Meade Subdivision, as of record in Book 1130, page 3, Register's Office for said county.

Said Lots Nos. 19 and 20 front together 120 ft. on the southerly line of Paddock Lane and run back between parallel lines 155 ft. to a dead line.

BEING the same property conveyed to Timothy L. Kennedy and wife, Sayle A. Kennedy by deed from Thomas B. Zerfoss III and wife, Emily P. Zerfoss, of record in Book 6606, page 558, Register's Office of Davidson County, TN.

Subject to the following conditions and restrictions:
1. 1988 City and County taxes a lien, not yet due. Said taxes have been prorated between the parties, with grantees responsible for payment when due.
2. Matters of record in Plat Book 1130, page 3, RODC, TN, which may affect property.
3. Easements of record in Book 5787, page 86 and Book 1105, page 73, both RODC, TN.

5731 3 RECEIVED FOR RECORD Aug 10 9 05 AM '88 METRO REGISTER DAVIDSON COUNTY, TN

5429 08/10 0101 03CHECK 465.20

unimproved ( )
This is improved (X) property, known as 211 Paddock Lane Nashville, TN 37205
(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 unincumbered, 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 5th day of August 19 88

Timothy L. Kennedy
TIMOTHY L. KENNEDY

Sayle A. Kennedy by Timothy L. Kennedy atty in fact
SAYLE A. KENNEDY

See Power of Attorney of record in Book 7622, page 960, RODC, TN.

STATE OF TENNESSEE
County of Williamson

BOOK 7622 PAGE 962

Personally appeared before me, the undersigned
Timothy L. Kennedy and wife, Sayle A. Kennedy*
with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 5th day of August, 19 88.

Commission expires 5/22/89

Margaret Ann Smith
Notary Public

*Timothy L. Kennedy with full power of attorney to sign on behalf of his wife, Sayle A. Kennedy.

STATE OF TENNESSEE
County of _____

Personally appeared before me, _____
_____,
with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the _____ 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____.

Commission expires _____

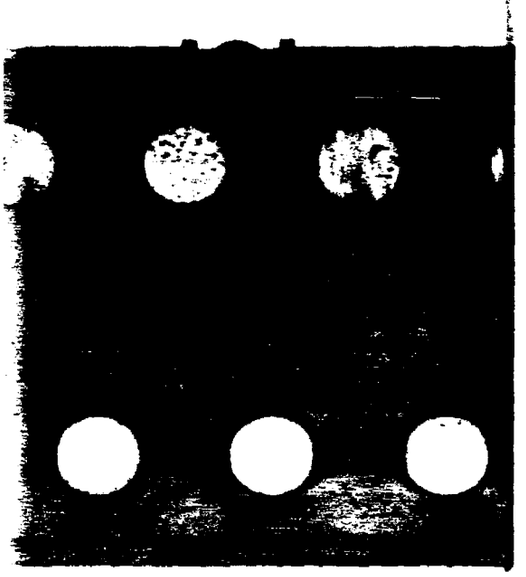
_____
Notary Public

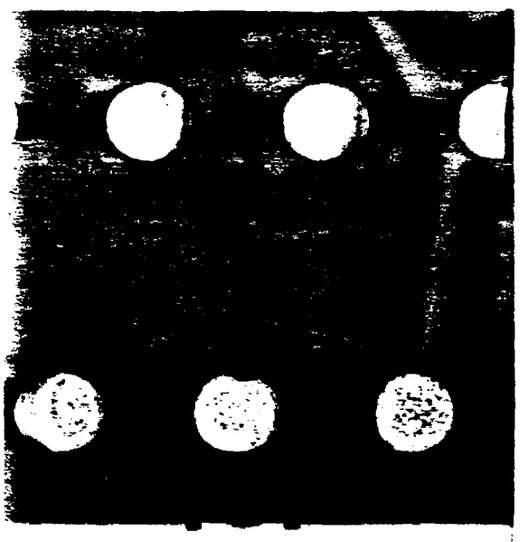
WARRANTY DEED

FROM

TO

Prepared by:





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

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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	
				139000.00
			CON TX	458.70
			PRFEE	0.50
			MISEE	6.00
			TOTAL	465.20
			CHECK	465.20
08/10/88		01	09:06 0001	5429

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

57313

IDENTIFICATION REFERENCE

AUG 10 9 05 AM '88

FELIX Z. WILSON JR REGISTER
DAVIDSON COUNTY, TN

No. 121999