FILE BOX 30

BOOK 8181 PAGE 968

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 35,000.00

Subscribed and sworn to before me, this the 21 day of August 19 90

Affiant

My commission expires: ___ (Affix Seal)

Notary Public

RUTH M. FOX NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires July 13, 1991

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY		
SOUTHEAST TITLE of Tennessee, Inc. 0B14764		
Suite 100, Bristol Building, 7003 Chadwick Drive, Brentwood, TN 37027		
ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	
David E. Kelly	SOVRAN MORTGAGE CORPORATION	
931 Silverdene Place	201 East Cary Street	
Nashville, TN 37206 (STREET ADDRESS)	Richmond, VA 23231 (STREET ADDRESS)	
CITY STATE ZIP	CITY STATE ZIP	
MAP & PARCEL NO 82-12 245		

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, H. E. McClanahan, a one-half undivided interest and Joel H. McClanahan, a one-half undivided interest

HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO David E. Kelly

HEREINAFTER CALLED GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO LOCATED IN Davidson COUNTY, STATE OF TENNESSEE, MORE PARTICULARTY DESCRIBED AS FOLLOWS:

Being Lot Number 32 on the Plan of D. D. Philips Silverdene Park Subdivision, of record in Plat Book 421 at page 31, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to H. E. McClanahan by Deed of record in Book 7798, page 804, said Register's Office; and being the same property conveyed to Joel H. McClanahan, a one-half undivided interest by Quitclaim Deed being recorded simultaneously herewith.

This conveyance is subject to taxes for the year 1990 and subsequent years, easements and restrictive covenants of record.

Dathleen McClanahan, wife of H. E. McClanahan, and Janice W. McClanahan, wife of Joel H. McClanahan joins in the execution for the purpose of relinquishing all their marital rights.

5221.7

IDENTIFICATION REFERENCE

AUG 24 2 07 PM '90

FELIX Z WILSON II REGISTER DAVIDSON COUNTY, TN

3233 08/24 0101 03CHECK 122.50

THIS IS ___ IMPROVED PROPERTY KNOWN AS 931 Silverdene Place, Nashville, TN 37206

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenance, 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. 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 21st day of August 19 90

H. E. McClanahan

Joel H. McClanahan

Dathleen McClanahan

Janice W. McClanahan

State of Tennessee
County of Williamson

On this 21st day of August, 19 90, before me personally appeared H. E. McClanahan & wife, Dathleen McClanahan and Joel H. McClanahan &* to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be their free act and deed.
*wife Janice W. McClanahan

Witness my hand and official seal.
My Commission expires:

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

Notary Public

My Commission Expires July 13, 1991

State of Tennessee
County of _____

On this _____ day of _____, 19_____, before me personally appeared _____ to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be _____ free act and deed.

Witness my hand and official seal.
My Commission expires:

_____

Notary Public

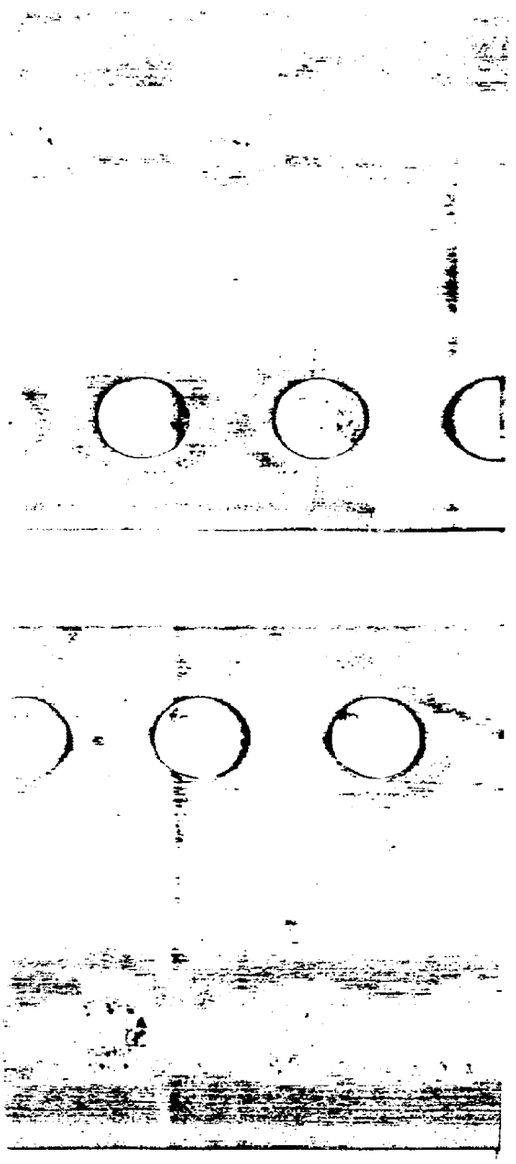
WARRANTY DEED

SOUTHEAST TITLE
OF TENNESSEE, INC.

SUITE 100
BRISTOL BUILDING
7003 CHADWICK DRIVE
BRENTWOOD, TN 37027

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	35000.00
CON TX	115.50
PRFEE	1.00
WDEED	6.00
TOTAL	122.50
CHECK	122.50

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 08/24/90 01 14:10 0001 3233

5.2 2 1:7.

IDENTIFICATION REFERENCE

Aug 24 2 07 PM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 349628