10669 File Box 38

WARRANTY DEED

THIS INSTRUMENT PREPARED BY

George E. Mudter, Jr., Atty.
229 Ward Circle, Suite C-11
Brentwood, Tennessee 37027

BOOK 8616 PAGE 537

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
ANDREW L. MAY (NAME)	ATLANTIC COAST MORTGAGE COMPANY (NAME)	Map 116-7
309 Walnut Drive (STREET ADDRESS OR ROUTE NUMBER)	12700 Fair Lakes Circle, Ste 400 (STREET ADDRESS)	Parcel 81
Nashville, Tennessee 37205 (CITY) (STATE) (P. O. ZIP)	Fairfax, Virginia 22033 (CITY) (STATE) (ZIP)	FB #BM650

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, THOMAS H. MCKELVEY, JR. AND WIFE, AMY S. MCKELVEY

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO ANDREW L. MAY AND WIFE, NANCY J. BROWN

HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS, 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, Tennessee, being Lot No. 11 and the northerly 1/2 of Lot No. 10 on the Plan of Walnut Grove Subdivision, as of record in Plat Book 974, page 2, Register's Office for said County, to which plan reference is made for a more complete description.

Said Lot and part of said lot adjoin and front together 150 feet on the west side of Walnut Drive and run back between lines, 270 feet on the north line of Lot No. 11 and 269 feet on the south line of Part of Lot 10, to the east margin of Glenside Avenue, on which they measure 150 feet.

Being the same property conveyed to Thomas H. McKelvey, Jr. and wife, Amy S. McKelvey by deed from Oscar Geny, an unmarried person, F. Clay Bailey, Jr. and Joanne Geny Bailey, as Co-Executors of record in Book 6856, page 117, rerecorded in Book 6864, page 938, said Register's Office.

This conveyance is made subject to: (1) 1992 Taxes, which have been prorated and assumed by the Grantees; (2) Easements of record in Book 5808, page 619; and (3) All matters appearing on the Plan of record in Plat Book 974, page 2, said Register's Office.

0 6 9 4 D

IDENTIFICATION

TRSB 05/04 0101 030-EDK 1302.00

unimproved ( )
This is improved (XX) property, known as 309 Walnut Drive, Nashville, Tennessee 37205

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors, 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, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their successors, 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.

In witness whereof, the GRANTORS have hereunto set their hands (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 30th day of April, 19 92.

THOMAS H. MCKELVEY, JR.

AMY S. MCKELVEY

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STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, THOMAS H. MCKELVEY, JR. AND WIFE, AMY S. MCKELVEY

with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand at office, this 30th day of April, 19 92.

My commission expires 1/23/93 Notary Public

STATE OF _____
COUNTY OF _____

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, _____

with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained, and who further acknowledged that _____ 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____.

My commission expires _____ Notary Public _____

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 350,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF April, 19 92.

MY COMMISSION EXPIRES: 1/23/93
(AFFIX SEAL)

Notary Public

WARRANTY DEED

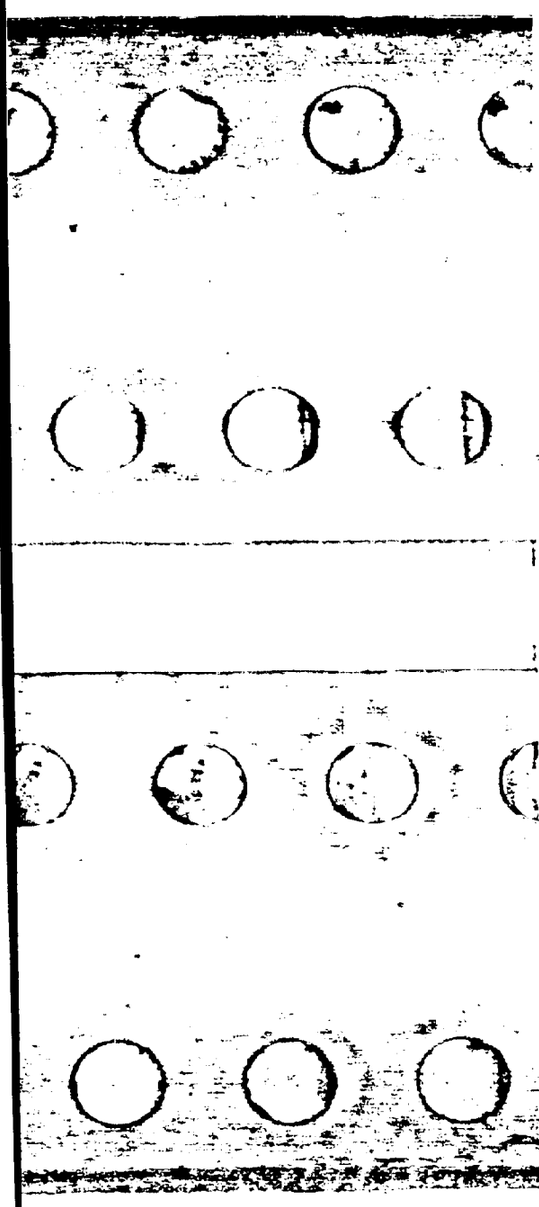
FROM

THOMAS H. MCKELVEY, JR. AND WIFE, AMY S. MCKELVEY

TO

ANDREW L. MAY AND WIFE, NANCY J. BROWN

PLEASE RETURN TO:
First Title & Escrow Company, Inc.
Suite 110 The Paddock
220 Ward Circle
PO Box 926
BRENTWOOD, TENNESSEE 37024-0926



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8616 PAGE 539

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

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT	
	350000.00
CON TX	1295.00
PRFEE	1.00
WEED	6.00
TOTAL	1302.00
CHECK	1302.00

05/04/92 01 09:13 0001 2958

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0694U

IDENTIF. REFERENCE

MAY 4 9 15 AM '92

DAVIDSON CO. TN.

No. 527233