This instrument was prepared by:
ROBERT L. ENGLISH
ATTORNEY AT LAW
Springfield, TN 37172

Send tax bills to:

WARRANTY DEED

BOOK 8726 PAGE 5

THIS DEED OF CONVEYANCE, executed and delivered by MARION EMMA BOGLE, CAROL ROMANA BEANE, JOHN IRA BOGLE, ANDREW MARKCASEY BOGLE, TONEY AFREDA BOGLE, and TOM JIM BOGLE hereinafter called the Grantors, to JAMES R. McKEE and ROHNEY BOYD, hereinafter called the Grantee;

WITNESSETH: That for and in consideration of the sum of TEN ($10.00) DOLLARS, cash in hand paid, and other good and valuable considerations, receipt of all of which is hereby acknowledged, the said Grantors have this day bargained and sold and do by these presents hereby sell transfer and convey unto the said Grantee, heirs and assigns, the following described real property, to-wit:

Land in Davidson County, Tennessee, being the Southerly 37.5 feet of Lot No. 100 on the Map of D.T. McGavock's and others' Addition, of record in Book 21, page 41, Register's Office for said County.

Said part of said lot fronts 37.5 feet on the Westerly side of 11th Avenue North, formerly Fillmore Avenue, and runs back between parallel lines 150 feet to an alley.

AND BEING the same property conveyed to Ira A. Johnson by Mrs. Isabella Rouquier, unmarried, in a deed appearing of record in Book 5272, page 947, Register's Office for Davidson County, Tennessee. The said Ira A. Johnson is now deceased, and under the terms of his will, which will appears of record in Will Book 127, page 603, Probate Court of Davidson County, Tennessee, and Book 8117, page 455, Register's Office for Davidson County, Tennessee, he devised said property to his daughter Marion Emma Bogle for life and at her death to his grandchildren then living. Carol Romana Beane, John Ira Bogle, Andrew Markcasey Bogle, Toney Afreda Bogle and Tom Jim Bogle are the grandchildren of the said Ira A. Johnson.

TO HAVE AND TO HOLD the premises aforesaid, together with all the appurtenances and immunities thereto pertaining, unto the said Grantee, heirs and assigns, forever. The said Grantors covenant with the said Grantee, heirs and assigns: 1) That they

RECORDERS MEMO
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are lawfully seized in fee of said land; 2) That they have a good and perfect right to make this conveyance; 3) That said land is unencumbered; and 4) That they will warrant and defend the title in and to said land against the lawful claims and demands of all persons whomsoever.

POSSESSION shall be given with delivery of deed.

TAXES for the current year shall be pro-rated to date of deed.

DATED this 9th day of June, 1990, at the times and places indicated in the notorial statements below.

Marion Emma Bogle
MARION EMMA BOGLE

Carol Romana Beane
CAROL ROMANA BEANE

John Ira Bogle
JOHN IRA BOGLE

Andrew M. Bogle
ANDREW MARKCASEY BOGLE

Toney Alfreda Bogle
TONEY AFREDA BOGLE

TOM JIM BOGLE

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 MARY EMMA BOGLE, bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidenced), and who acknowledged that she executed the within instrument for the purposes contained therein.

Witness my hand and seal of office this 9th day of June, 1990, at Nash., Tennessee.

My commission expires: 1-11-92.

NOTARY PUBLIC

STATE OF TENNESSEE

COUNTY OF Davidson

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named CAROL ROMANA BEANE, bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidenced), and who acknowledged that she executed the within instrument for the purposes contained therein.

Witness my hand and seal of office this 9th day of June, 1990, at Nashville, Tennessee.

My commission expires: 1-11-92.

NOTARY PUBLIC

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 JOHN IRA BOGLE, bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidenced), and who acknowledged that he executed the within instrument for the purposes contained therein.

Witness my hand and seal of office this 9th day of June, 1990, at Nashville, Tennessee.

My commission expires: 1-11-92.

NOTARY PUBLIC

RECORDERS MEMO

LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

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 ANDREW MARKCASEY BOGLE, bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidenced), and who acknowledged that he executed the within instrument for the purposes contained therein.

Witness my hand and seal of office this 9th day of June, 1990, at Nashville, Tennessee.

My commission expires: 1-11-92.

NOTARY PUBLIC

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 TONEY AFREDA BOGLE, bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidenced), and who acknowledged that she executed the within instrument for the purposes contained therein.

Witness my hand and seal of office this 9th day of June, 1990, at Nashville, Tennessee.

My commission expires: 1-11-92.

NOTARY PUBLIC

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 TOM JIM BOGLE, bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidenced), and who acknowledged that he executed the within instrument for the purposes contained therein.

Witness my hand and seal of office this 9th day of June, 1990, at Nashville, Tennessee.

My commission expires: 1-11-92.

NOTARY PUBLIC

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

* * * * * * * * * * * *

I, or we, hereby swear or affirm that the actual consideration for this transfer, or the value of the property or interest in property transferred, whichever is greater, is $ 1200.00, which amount is equal to or greater than the amount which the property or interest in property transferred would command at a fair and voluntary sale.

Rebecca Boyd
AFFIANT

Subscribed and sworn to before me, this 11th day of June, 1992.

[illegible]
REGISTER or NOTARY PUBLIC

1-11-92

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44470

IDENTIFICATION REFERENCE

SEP 9 12 59 PM '92

[illegible] Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

5186 09/09 0101 03CHECK 25.4[illegible]

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

RECEIVED OF _____

FOR _____

BOOK 8726 PAGE 10

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	1200.00
			CON TX	4.44
			PRFEE	1.00
			WDEED	20.00
			TOTAL	25.44
			CHECK	25.44
09/09/92	01		12:59 0001	5186

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

44470

IDENTIFICATION REFERENCE

SEP 9 12 59 PM '92

REGISTER'S OFFICE
DAVIDSON COUNTY, TN

No. 568854