This Instrument Prepared By:
LAWLESS & ASSOCIATES, P.C.
19th Floor
First American Center
Nashville, TN 37238-0068
December 11, 1992

ADDRESS NEW OWNER:
David R. Nelson and Ann P. Nelson
718 Bresslyn Road
Nashville, Tennessee 37205

SEND TAX BILL:
To Owner

MORTGAGEE:
Nashville Bank of Commerce
221 Fourth Avenue North
Nashville, TN 37219

MAP AND PARCEL:
MAP 115-08-0
GROUP
PARCEL 091.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, Wesley Walker Kinney and wife, Patricia Kinney, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto David R. Nelson and wife, Ann P. Nelson, 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, Tennessee, being Lot No. 1 on the Plan of a resubdivision in the Brook Meade Subdivision, of record in Book 5190, page 561, Register's Office for Davidson County, Tennessee, and being more particularly described as follows:
>
> BEGINNING at a front corner common to lots 1 and 2; thence north 41 deg. 38 min. 57 sec. east 322.87 feet to a point; thence north 34 deg. 47 min. 55 sec. west 82.24 feet to an iron pin; thence south 55 deg. 16 min. 24 sec. west 337.61 feet to a point on Bresslyn Road; thence along Bresslyn Road 160.30 feet back to the point of beginning.
>
> BEING the same property conveyed to Wesley Walker Kinney and wife, Patricia Kinney by deed from Glynn J. Dowdle and wife, Brenda M. Dowdle, as of record in Book 7500, page 195, Register's Office for Davidson County, Tennessee.

This is improved property known as 718 Bresslyn Road, Nashville, TN 37205.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said David R. Nelson and wife, Ann P. Nelson, their heirs and assigns, forever; and we, Wesley Walker Kinney and wife, Patricia Kinney, 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 shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

WITNESS our hands this the 11th day of December, 1992.

Wesley Walker Kinney

Patricia Kinney

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

1193 12/14 0101 03CHECK 728.65

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Wesley Walker Kinney and wife, Patricia Kinney, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within Warranty Deed for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this the 11th day of December, 1992.

Herman A. Ruben
NOTARY PUBLIC

My Commission Expires: May 28, 1995

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $ 194,500.00.

AFFIANT

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

Herman A Ruben
NOTARY PUBLIC

My Commission Expires: May 28, 1995

7.32.38.

IDENTIFICATION REFERENCE

DEC 14 9 10 AM '92

CLIX Z WILSON II REGISTER
DAVIDSON COUNTY, TN

PICK-UP



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8812 PAGE 465

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 194500.00
CON TX 719.65
PRFEE 1.00
WDEED 8.00
TOTAL 728.65
CHECK 728.65

12/14/92 01 09:16 0001 1193

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

7. 3 2. 3. 8.

IDENTIFI. REFERENCE)

DEC 14 9 10 AM '92

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 600399