BOOK 8996 PAGE 745

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY

John M. Jordan, Attorney
2323 Crestmoor Rd.,
Nashville, TN 37215

THIS INDENTURE, made and entered into as of the **28th** day of **June, 1993** by and between

Jacqueline Kelly, unmarried ,

hereinafter referred to as Grantor, and

Charles McKay and Sandra McKay, Husband and Wife ,

hereinafter referred to as Grantee.

WITNESSETH: That for and in consideration of Ten Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, the said Grantor has bargained and sold and does hereby bargain, sell, convey and confirm unto the said Grantee the following described real estate, situated and being in the County of Davidson, State of Tennessee:

Land in the 7the Civil District of Davidson County, Tennessee, City of Forest Hills, being a portion of the Elmo W. Brown property and being more particularly described according to the survey of Turner Engineering Co., Inc., dated November 7, 1978, as follows:
Beginning at an iron pin in the northeast right-of-way intersection of Hillsboro Road and Otter Creek Road and proceeding as follows with the easterly right-of-way of Hillsboro Road and with a curve to the left having a radius of 9,9760.0 feet northeastwardly a distance 201.32 feet to an iron pin being the southwesterly corner of the J.R. Bonnell property (Book 1787, Page 169, Register's Office for said County); thence leaving the easterly right-of-way of Hillsboro Road and with Bonnell's southwesterly property line, south 66 degrees 47' 18" East, a distance of 484.53 feet to an iron pin and being the northwesterly corner of the Elmo W. Brown property (Book 4481, Page 34, said Register's Office), thence leaving the southerly line of the Bonnell property, South 24 degrees 42' 45" West 370.4 feet to an iron pin in the northerly right-of-way of Otter Creek Road; thence with the northerly right-of-way of Otter Creek Road in a westerly direction and with a curve to the left having a radius of 985.0 feet, a distance of 401.96 feet to an iron pin; thence continuing with said right-of-way North 56 degrees 45' West, a distance of 128.61 feet to the point of beginning and containing 3.00 acres, more or less.

Being the same property conveyed to Jacqueline Kelly by Deed filed in Book 8774, page 498 in the Register's Office for said County.

3220 06/29 0101 03CHECK 586.94

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said Grantee, their heirs, successors and assigns in fee simple forever.

The said Grantor does hereby covenant with the Grantee that the Grantor is lawfully seized in fee of the aforedescribed real estate; that the Grantor has a good right to sell and convey the same; that the same is unencumbered except,

and that the title and quiet possession thereto Grantor will warrant and forever defend against the lawful claims of all persons.

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

Whenever 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 the signature of the Grantor (or caused its corporate name to be signed hereto by and through its proper officers duly authorized so to do) the day and year first above written.

Jacqueline Kelly

INDIVIDUAL

STATE OF Tennessee)
COUNTY OF Davidson)

Personally appeared before me, the undersigned Notary Public of the aforesaid County and State, **Jacqueline Kelly, unmarried**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this **28th** day of **June, 1993**.

Notary Public

JORDAN NOTARY PUBLIC AT LARGE STATE OF TN

Commission Expiration: 11-25-94

35499
IDENTIF. ↑ REFERENCE

93 JUN 29 AM 11:09
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

STATE OF Tennessee
COUNTY OF Davidson

VALUATION AFFIDAVIT

I, or we, hereby swear or affirm that, to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater is **$** 156,200.00 which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

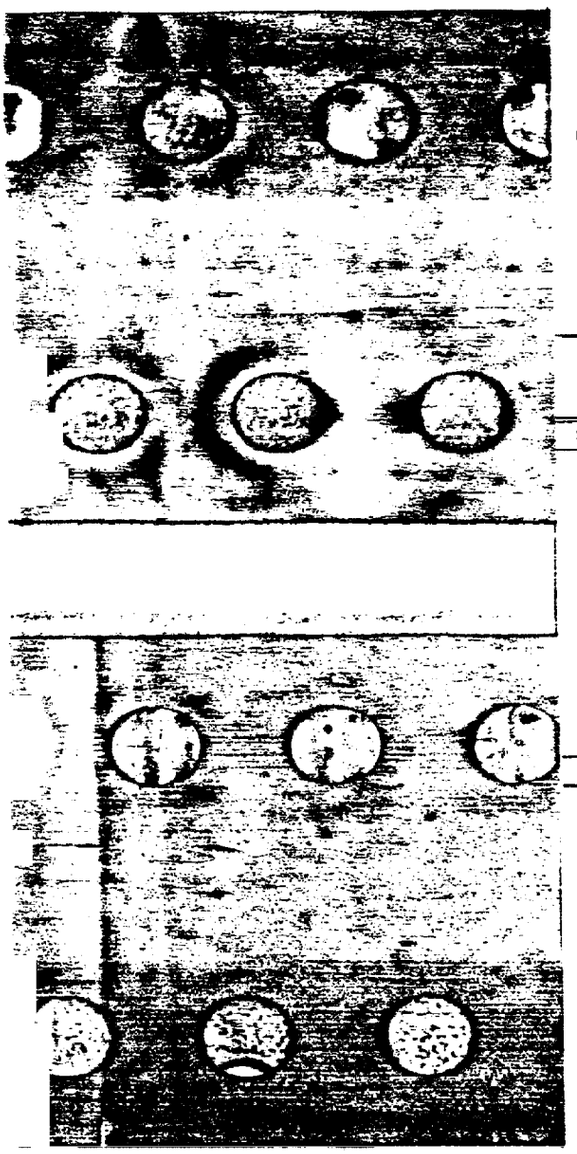
CMcKay
Affiant

Subscribed and sworn to before me this **28th** day of **June, 1993.**

Notary Public

Commission Expiration: 11-25-94

RETURN TO:	SEND TAX BILLS TO:	PROPERTY ADDRESS:
Anderson & Jordan Escrow Company, Inc. 2323 Crestmoor Rd., Nashville, TN 37215	Charles McKay and Sandra McKay 6 Abbywood Court Nashville, TN 37215	5950 Hillsboro Road Nashville, TN 37215 MAP PARCEL NUMBER



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 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 156200.00
CON TX 577.94
PRFEE 1.00
WDEED 8.00
TOTAL 586.94
CHECK 586.94

06/29/93 01 11109 0001 3220

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

35499
IDENTIF. ↑ REFERENCE

93 JUN 29 AM 11:09
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 668414