IS INSTRUMENT PREPARED BY:
vid B. Herbert
ale, Kelley, Herbert & Crawford
d Floor, Noel Place
Fourth Avenue North
sville, TN 37219-0875

To: Box 36

WARRANTY DEED

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
145-09-13.00	Mr/Mrs Kevin S. Key	New Owner 5870 East Ashland Drive Nashville, TN 37215
FIELD BOOK NUMBER(S)	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED)	LOAN OR ACCOUNT NO
	5870 East Ashland Drive	PROPERTY IS ☒ IMPROVED ☐ UNIMPROVED

EACH BOOK AND PAGE NUMBER REFERRED TO HEREIN, UNLESS OTHERWISE DESIGNATED, IS IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE

For and in consideration of the sum of TEN DOLLARS ($10.00) and other good and valuable considerations, the receipt of which is hereby acknowledged,

BOOK 9047 PAGE 331

JOHN J. McGONAGLE and wife, OLGA K. McGONAGLE

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto KEVIN S.KEY and wife, CAROL L. KEY

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, _____ State of Tennessee, described as follows:

Being Lot No. 19 on the Plan of Otter Creek Hills, as of record in Book 2900, pages 110 and 111, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to John J. McGonagle and wife, Olga K. McGonagle by deed from Alice M. Rutherford, unmarried, as of record in Book 4781, page 338, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to any and all zoning regulations, building restrictions, setback lines, if any, and easements and rights of way for public utilities applicable to this property, restrictions of record in Book 3255, page 387 and all matters shown on the recorded plan of record in Book 2900, pages 110 and 111, Register's Office for Davidson County, Tennessee.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the Grantee, his heirs, successors and assigns, forever.

And the Grantor Covenants with the Grantee, that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered. , Except 1993 taxes, which have been prorated and assumed by Grantee.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons.

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.

In witness whereof, the Grantor has hereunto set his hand (if a corporation, has caused its name to be signed hereto by its duly authorized officers) on this, the 12th day of August, 1993.

John J McGonagle
John J. McGonagle

Olga K McGonagle
Olga K. McGonagle

BOOK 9047 PAGE 332

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared the within named

John J. McGonagle and wife, Olga K. McGonagle

the bargainor(s), with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this, the 12th day of August, 19 93

My commission expires:

NOTARY PUBLIC AT LARGE
David B. Herbert
My Commission Expires
May 24, 1997
STATE OF TENNESSEE

Notary Public

STATE OF _____
COUNTY OF _____

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared the within named

_____ the bargainor(s), with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at _____,
this, the _____ day of _____, 19 _____.

My commission expires:

Notary Public

IDENTIFICATION REFERENCE
93 AUG 13 PM 2:3
REGISTER'S OFFICE
DAVIDSON COUNTY, TN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OF VALUE WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$ 213,000.00

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 12th DAY OF August, 93 MY COMMISSION EXPIRES: _____

AFFIANT

NOTARY PUBLIC AT LARGE
David B. Herbert
My Commission Expires
May 24, 1997
STATE OF TENNESSEE

Notary Public

WARRANTY DEED

FROM
JOHN J. MCGONAGLE AND WIFE
OLGA K. MCGONAGLE

TO
KEVIN S. KEY AND WIFE, CAROL L. KEY

ORTALE, KELLEY, HERBERT & CRAWFORD
Nashville, Tennessee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared

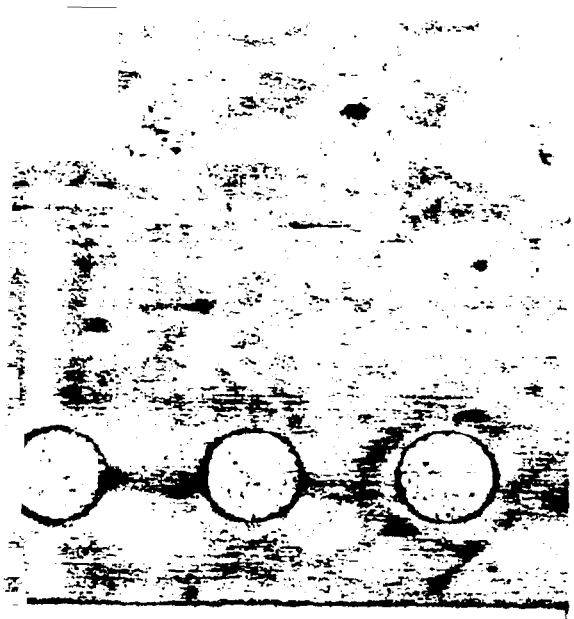
_____ and _____,
with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged _____ to be the _____ and _____ respectively, of _____, a corporation, the bargainor, and that _____ as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

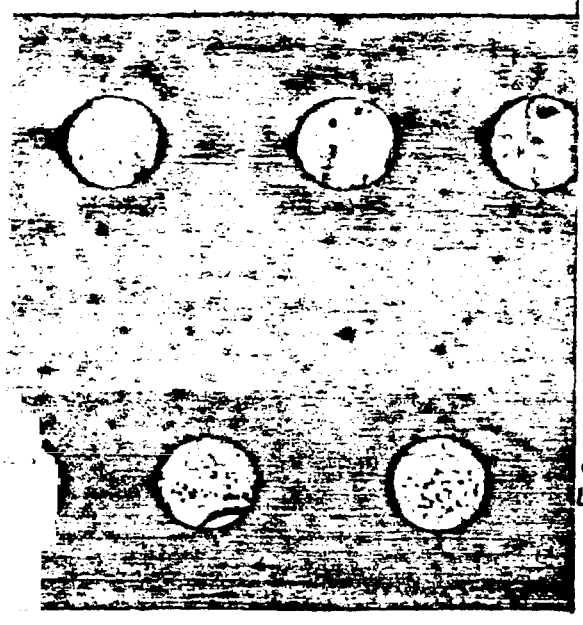
Witness my hand and official seal at _____, Tennessee, this, the _____ day of _____, 19 _____.

My commission expires:

Notary Public

8733 08/13/93 0101 03CHECK 197.10





52039

IDENTIF. ^ REFERENCE

93 AUG 13 PM 2:49

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

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

RECEIVED OF _____

FOR _____

BOOK 9047 PAGE 333

CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TX - STATE TAX CONVEY
MO TX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			CAMT	
			213000.00	
			CON TX	788.10
			PRFEE	1.00
			WDEED	8.00
			TOTAL	797.10
			CHECK	797.10
08/13/93	01		14:49 0001	9733

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 686077