BOOK 9202 PAGE 666

ADDRESS NEW OWNER:	SEND TAX BILL TO:	MAP-PARCEL NOS.
Lee Ann Cardwell	National Mortgage	MAP and PARCEL
	Attn: Tax Dept.	
8036 Harding Road		127-00-0-051.00
Nashville, TN 37221		

This instrument prepared by: Cindy S. Smith, Attorney, Royal Elm Office Park
2605 Elm Hill Pike, Suite C, Nashville, Tennessee 37214 (Davidson County - Box 27B)

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN and No/100 ($10.00) DOLLARS cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, We, **Michael Boyd Kennedy and Lisa Crain Kennedy, husband and wife** , (the "Grantors") have bargained and sold, and by these presents do transfer and convey unto **Lee Ann Cardwell, unmarried** (the "Grantees"), Grantees' successors and assigns, a certain tract or parcel of land in **Davidson** County, State of Tennessee, being more particularly described as follows, to wit:

Land in the 9th, formerly 14th, Civil District of Davidson County, Tennessee, described according to a survey made by John Kohl & Company as follows:

BEGINNING at a point in the center of the Old Buffalo Road, south 70 degrees east, 157.5 feet from the northeast corner of the property conveyed to W. J. McPherson and wife, by deed from Ed Hows, et al, as of record in Book 1079, Page 236, Register's Office; thence south 49 degrees east 154 feet to an iron stake; thence south 45 degrees west, 391 feet to the center of U.S. Highway No. 70; thence with the center of said highway, north 53 degrees west, 150 feet to a point; south 56 degrees east, 150 feet from the eastern boundary line of said McPherson property; thence north 45 degrees east, 402 feet to the beginning, containing 1.35 acres, more or less.

BEING the same property conveyed to Michael Boyd Kennedy and wife, Lisa Crain Kennedy by deed from Ward J. Mallory and Linda F. Heflin, both unmarried, of record in Book 7484, Page 458, Register's Office, Davidson County, Tennessee.

This is property with a common address of 8036 Harding Road, Nashville, TN 37221.

CONVEYANCE OF SAID PROPERTY IS MADE SUBJECT TO THE FOLLOWING: 1) Property taxes for the current year, said taxes being prorated and payment of same being paid by the grantors; 2) Easement for Hwy. 70 south lying across the property; 3) Restrictive Covenants of record in Book 2272, Page 283, said Register's office.

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater for this transfer is $95,000.00

Lee Ann Cardwell
Affiant

Subscribed and sworn before me this 23rd day of December, 1993.

Notary Public

My Commission Expires: 11-30-97

NOTARY PUBLIC AT LARGE DAVIDSON CO., TENN.

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantees, Grantees' successors and assigns, forever.

And Grantors do covenant with the said Grantees that Grantors are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered except as set forth herein.

And Grantors do further covenant and bind themselves, their representatives and assigns, to warrant and forever defend the title to the Property to the said Grantees, their successors and assigns against the lawful claims of all persons whomsoever.

When necessary for proper construction, the singular shall include the plural and the plural shall include the singular, and the reference to any gender shall include reference to any and all genders.

IN WITNESS WHEREOF, the Grantors have caused this Deed to be executed this **23rd** day of **December, 1993.**

Michael Boyd Kennedy

Lisa Crain Kennedy

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, **the undersigned authority**, a Notary Public in and for said County and State, the within named **Michael Boyd Kennedy and Lisa Crain Kennedy, husband and wife** , with whom I am personally acquainted, or who 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 **23rd** day of **December, 1993.**

Notary Public
My Commission Expires: 11-30-96

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, **the undersigned authority**, a Notary Public in and for said County and State, the within named _____, with whom I am personally acquainted, and who acknowledged that (s)he executed the within instrument for the purposes therein contained, and who further acknowledged that (s)he is the Attorney-In-Fact of _____, and is authorized by _____ to execute this instrument on his/her behalf.

Witness my hand and official seal at **Nashville,**, Tennessee, this **23rd** day of **December, 1993.**

Notary Public
My Commission Expires:

01838
IDENTIF. & REFERENCE

93 DEC 29 PM 1:55
FELIX A. BARRETT, JR. REGISTER
DAVIDSON COUNTY, TN.

File No. 9312-576

9577 12/29 0101 03CHECK 360.50

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

RECEIVED OF _____

FOR _____

BOOK 9202 PAGE 608

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 95000.00
				CON TX 351.50
				PRFEE 1.00
				WDEED 8.00
				TOTAL 360.50
				CHECK 360.50
			12/29/93 01	13:57 0001 9577

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

01838
IDENTIF. & REFERENCE

93 DEC 29 PM 1:56
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 739515