9629

BOOK 9629 PG 535

BOX 15

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $215,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF March

Notary Public

MY COMMISSION EXPIRES May 25 1996
(AFFIX SEAL)

LEE E. CROSS NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

THIS INSTRUMENT WAS PREPARED BY
Steltemeier & Westbrook, Attys, 2002 Richard Jones Rd., C-101, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Christopher Marvin Nischan (NAME)	SAME (NAME)	MAP 117-11 #52
3502 Amanda Avenue (ADDRESS)	(ADDRESS)	
Nashville, TN 37215 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Anthony W. Kilroy, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Christopher Marvin Nischan, unmarried

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. 62 on the Map of Noel's Subdivision of Watkins Grove, not of record, and described as follows:

Beginning at a point in the easterly margin of Amanda Street, 155 feet southerly from the southerly margin of Woodmont Avenue, being the corner of Lots Nos. 62 and 63; thence with the line between said lots, easterly 200 feet to the corner of said lots and of Lot 41 and 42; thence with the line between Lots 42 and 62, southerly 200 feet to the corner of Lots 42, 43, 61 and 62; thence with the line between Lots 61 and 62, westerly 200 feet to the easterly margin of Amanda Street; thence with the margin of the same, northerly 200 feet to the point of beginning.

Being the same property conveyed to Antohony W. Kilroy, unmarried, by deed from Fred Schumann and wife, Elizabeth Creighton Schumann of record in Book 5442, page 331, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing restrictions and easements of record.

45942
IDENTIF. & REFERENCE

95 MAR 20 PM 3:32
FELIX A. [illegible] REGISTER
DAVIDSON COUNTY, TN.

This is (unimproved ( ) improved (X)) property, known as 3502 Amanda Avenue, Nashville, TN 37215
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we 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 number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this 27th day of March, 19 95

Anthony W. Kilroy

Anthony W. Kilroy

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public, duly qualified for said County and State, the within named Anthony W. Kilroy, unmarried

the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 27th day of March, 19 99.

Commission expires May 25, 1996

Notary Public

LEE E. CRAIG NOTARY PUBLIC AT LARGE

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

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

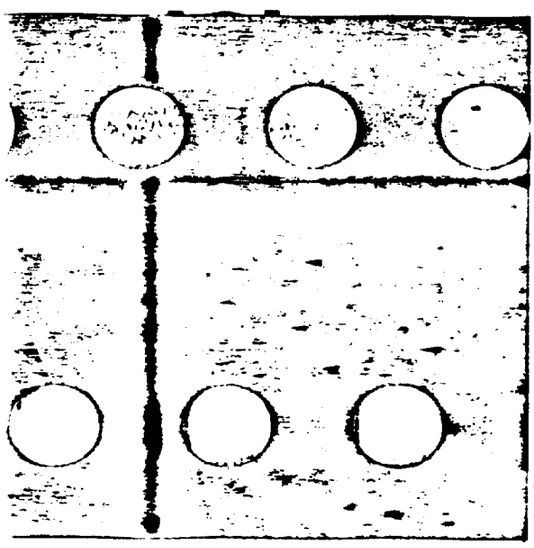
My commission expires _____

Notary Public

Warranty Deed from Anthony W. Kilroy, to Christopher Marvin Nischan.

Return to:
Steltemeier & Westbrook, Attys
2002 Richard Jones Rd., C-101
Nashville, TN 37215

4692 03/28 0101 03CHECK 804.



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9629 PG 537

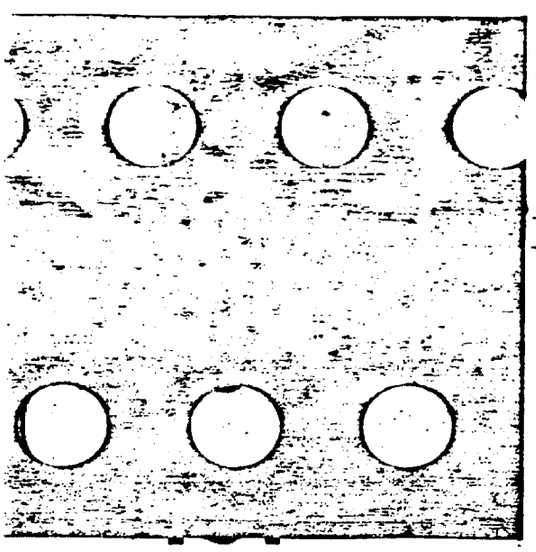
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT	215000.00
CON TX	795.50
PRFEE	1.00
WDEED	8.00
TOTAL	804.50
CHECK	804.50

03/28/95 01 15:33 0001 4692

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



45942
IDENTIF. # REFERENCE

95 MAR 28 PM 3:32

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 894244