This Instrument Prepared By:
CATHERINE C. HERSHEY
Law Offices of
ROBERT L. CALLIS
2745 N. Mt. Juliet Road
P. O. Box 726
Mt. Juliet, TN 37122-0726
(615) 758-5832

BOOK 9775 PG 204

ADDRESS NEW OWNER:
JERRY W. KITTRELL and VALEDA S. KITTRELL
930 Kelly June Drive
Mt. Juliet, TN 37122

SEND TAX BILL:
To Owner

MORTGAGEE:
None

MAP AND PARCEL:
MAP 75-10
GROUP
PARCEL 106

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, I, DEWEY C. AGEE, unmarried, hereinafter called the GRANTOR, have this date bargained and sold, and by these presents do hereby bargain, sell, transfer and convey unto JERRY W. KITTRELL and wife, VALEDA S. KITTRELL, 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. 51 on the Plan of Hermitage Estates, as of record in Plat Book 3300, Pages 70 and 71, Register's Office for said County, to which plan reference is made for a more complete description.
>
> Being the same property conveyed to Dewey C. Agee and wife, Ava F. Agee by deed from M. T. Melvin and wife, Mary T. Melvin of record in Book 3570, Page 571, said Register's Office. The said Ava F. Agee has since died.

This is improved property known as 8319 Gordon Lane, Hermitage, TN 37076.

This conveyance is made subject to the following:

1. 1995 County Taxes, which have been prorated and assumed by the Grantees; and

2. Setback lines, owners certificate, easements and other encumbrances contained in the Plan of Hermitage Estates of record in Plat Book 3300, Pages 70 and 71, Register's Office of Davidson County, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, together with all the appurtenances, estate, title and interest thereto belonging unto the said JERRY W. KITTRELL and wife, VALEDA S. KITTRELL, their heirs and assigns, forever; and I, DEWEY C. AGEE, do further covenant with the said GRANTEES that I are lawfully seized and possessed of said land in fee simple, have a good and lawful right to sell and convey same, and that same is unencumbered, unless otherwise set out herein; and do further covenant and bind myself, and my 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 my hand this the 25th day of August, 1995.

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DEWEY C. AGEE

STATE OF TENNESSEE)

COUNTY OF WILSON)

7272 08/28 0101 03CHECK 283.73

Personally appeared before me, the undersigned, Notary Public in and for said County and State, DEWEY C. AGEE, with whom I am personally acquainted, and who acknowledged that he executed the within Warranty Deed for the purposes therein contained.

Witness my hand, at Office, this 25th day of August, 1995.

NOTARY PUBLIC

My Commission Expires: January 25, 1997

STATE OF TENNESSEE)

COUNTY OF WILSON)

The actual value or consideration, whichever is greater, for this transfer is $ 74,250.00.

AFFIANT

Subscribed and sworn to before me on this 25th day of August, 1995.

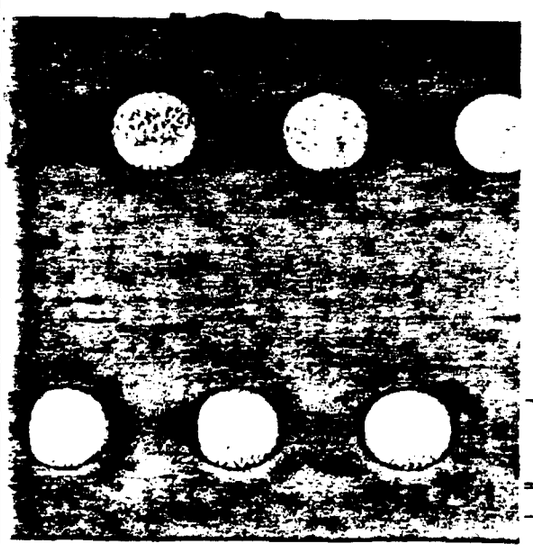
NOTARY PUBLIC

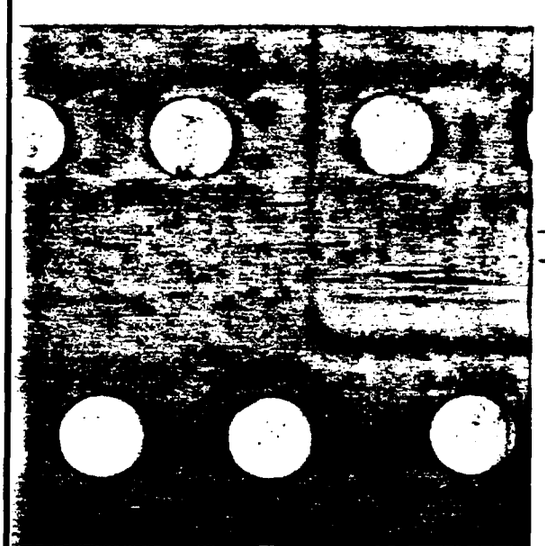
My Commission Expires: January 25, 1997

PICK-UP

0093901

IDENTIFICATION REFERENCE





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

RECEIVED OF _____

FOR _____

BOOK 9775 PG 206

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 74250.00
CON TX 274.73
PRFEE 1.00
WDEED 8.00
TOTAL 283.73
CHECK 283.73

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

08/28/95 01 12:24 0001 7272

0093901
IDENTIF. # REFERENCE

95 AUG 28 PM 12:22
REGISTER
DAVIDSON COUNTY, TN.

No. 946204