PREPARED BY (AND RETURN TO):

WILKINS & IVEY
Attorneys At Law
2405 Crestmoor Road; P.O. Box 150157
Nashville, Tennessee 37215-0157
Ph. (615) 298-3312 - Fax. 292-8746

BOOK 10012 PG 290

W & I Ref: (mn) Title No: 37587
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
John L. Kennedy Eleanor R. Kennedy 209 Andover Way Nashville, Tennessee 37221	Union Planters Bank of Middle Tennessee, N.A. 401 Union Street Nashville, Tennessee 37219-2588

TAX MAP-PARCEL NUMBERS: 142-16-B-003

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Fred Yazdian and Jerome Rosenblum, both married,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **John L. Kennedy and spouse, Eleanor R. Kennedy,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

LAND in Davidson County, Tennessee, being Lot No. 3 on the Plan of Arlington Green Phase I, of record in Book 6900, page 399, amended in Book 7517, page 281, Register's Office for said County.

SAID Lot No. 3 fronts 80.00 feet on the southerly margin of Andover Way and extends back between parallel lines 133 feet to a dead line.

BEING the same property conveyed to Fred Yazdian and Jerome Rosenblum by Quitclaim deed from Sam Yazdian of record in Book 8902, page 966, Register's Office for Davidson County, Tennessee.

Description Reference: Described according to (or by reference to) the recorded subdivision Plan.

The property herein conveyed is subject to the restrictive covenants, liens and other matters set forth in Book 8120, Page 402, Book 8120, page 485, Book 8180, page 230, Book 8181, page 62 and by-laws amended in Book 8180, page 232, said Register's Office, and to the matters set forth in the referenced Plan of record.
This is improved property, known as: 209 Andover Way, Nashville, Tennessee 37221

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and

representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 2nd day of April, 1996.

Fred Yazdian **Jerome Rosenblum**

State of Tennessee
County of Davidson

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On this 2nd day of April, 1996, before me the undersigned authority, personally appeared **Fred Yazdian** and **Jerome Rosenblum**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

CHRISTY WILKINS IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires 9/18/99

My Commission Expires: _____ Notary Public

State of Tennessee
County of Davidson

A F F I D A V I T

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 254900.00

Affiant

Sworn and subscribed before me on the 2nd day of April, 1996.

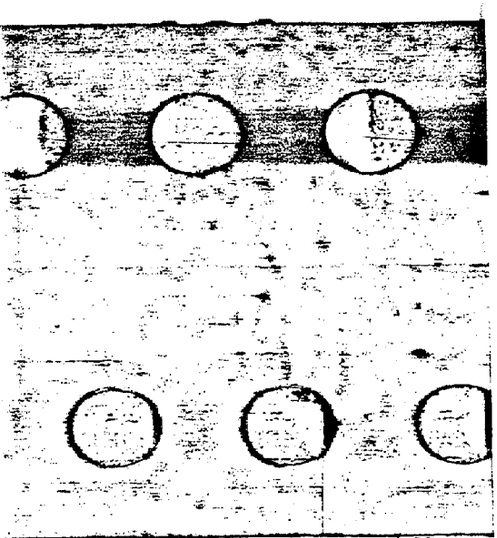
PERCY WILKINS JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 7/27/96

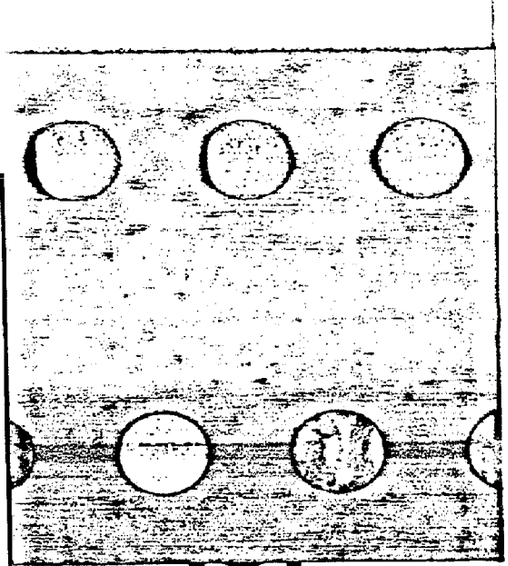
My Commission Expires: _____ Notary Public

96 APR 11 AM 10:31
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

0170212
IDENTIF. & REFERENCE

9258 04/11 0101 03CHECK 952.13





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 254900.00
CON TX 943.13
PRFEE 1.00
WDEED 8.00
TOTAL 952.13
CHECK 952.13

04/11/96 01 10:32 0001 9258

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0170212
IDENTIF. ↑ REFERENCE

96 APR 11 AM 10:31
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1027233