BOOK 10078 PG 323

24

STATE OF TENNESSEE 96-1460
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 72,900.00

Charles R. Drake Jr.
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF May, 19 96.

Notary Public

MY COMMISSION EXPIRES: ~~6/23/96~~ 11/3/96

THIS INSTRUMENT WAS PREPARED BY
Escrow Corporation, 315 West Main Street, Hendersonville, Tennessee 37075

NAME	ADDRESS	
ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Charles R. Drake, Jr.	First American National Bank	72-13
(NAME)	(NAME)	
1018 Carolyn Avenue	First American Center	31
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRES)	
Nashville, TN 37216	Nashville, TN 37237	15DA 2430
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN 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, Fred William Kelly and wife, Janice K. Kelly

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Charles R. Drake, Jr. and wife, Anita Drake

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:

Being Lot No. 39 on the Plan of Irvington, of record in Plat Book 843, page 60, Register's Office for Davidson County, Tennessee, to which plan reference is here made for a more complete and accurate description.

BEING the same property conveyed to Fred William Kelly and wife, Janice K. Kelly by deed from Clifford C. Arney and wife, Annie Mae Arney, filed of record in Book 4448, page 130, Register's Office for Davidson County, Tennessee.

0190056
IDENTIF. ↑ REFERENCE

96 JUN -6 PM 2:51
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

This is improved property known as 1018 Carolyn Avenue, Nashville, TN 37216

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 their hand s this 30th day of May, 19 96.

Fred William Kelly
Fred William Kelly

Janice K. Kelly
Janice K. Kelly

96-1460

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Janis L. Duree, a Notary Public within 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 (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the Fred William Kelly the within named bargainor, a corporation, and that (he / they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____ and attesting the same be the said _____ as such _____.

Witness my hand and official seal at office at Goodlettsville Tennessee on this the 30th day of May, 19 96.

My commission expires 5/23/98

_____
Notary Public Janis L. Duree

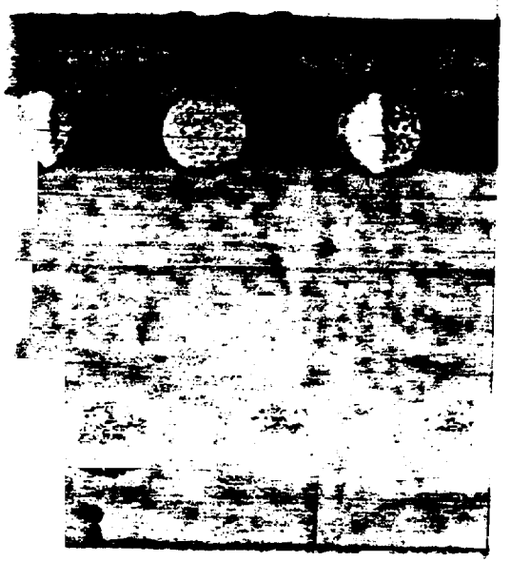
STATE OF TENNESSEE
COUNTY OF DAVIDSON

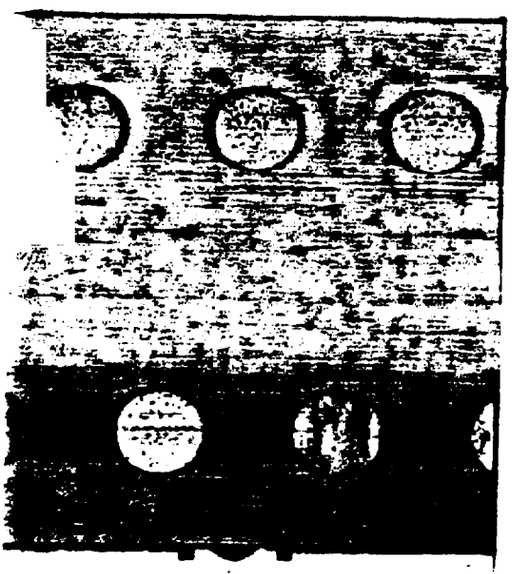
Personally appeared before me, Tammy K. Maples-Gibb, a Notary Public in and for said County and State, the within named Fred William Kelly and wife, Janice K. Kelly the bargainor s, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Goodlettsville, Tennessee, this 30th day of May, 19 96.

My commission expires ~~5/23/98~~ 11/3/96

Tammy K. Maples-Gibb
Notary Public ~~Janis L. Duree~~

05:59 06/06 01:01 03CHECK 278.73





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

RECEIVED OF _____

FOR _____

BOOK 10078 PG 325

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 72900.00
				CON TX 269.73
				PRFEE 1.00
				MDEED 8.00
				TOTAL 278.73
				CHECK 278.73
			06/06/96 01	14:56 0001 0569

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0190056
IDENTIF. # REFERENCE

96 JUN -6 PM 2:

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 1048426