BOOK 10340 PG 783

THIS INSTRUMENT PREPARED BY:
DEAN ROBINSON, ATTORNEY
3125 North Mt. Juliet Road
P. O. Box 425
Mt. Juliet, TN 37122

ADDRESS NEW OWNER:
Standford B. McKay
914 McMahan Avenue
Nashville, TN 37216

MORTGAGEE:
First Bank and Trust
1691 N. Mt. Juliet Road
Mt. Juliet, TN 37122

SEND TAX BILLS:
New Owner

MAP-PARCEL:
Map 61-11
Parcel 11

MAIL ENV.

97 FEB -5 PM 1:36
REGISTER
DAVIDSON COUNTY, TN.

0270386
IDENTIF. & REFERENCE

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, **Anna Belle Parrish, unmarried,** hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto **Standford B. McKay, unmarried** hereinafter called the Grantee, his heirs and assigns, a certain tract or parcel of land in Wilson County, State of Tennessee, described as follows, to wit:

> Land in Davidson County, Tennessee, being Lot No. 16 on the Plan of Phillips Subdivision of record in Book 2083, page 41, Register's Office for Davidson County, Tennessee.
>
> Said Lot No. 16 is described as fronting 64 feet on the southerly side of McMahan Avenue and runs back between lines 135.5 feet on the westerly side and 151.68 feet on the easterly side to a dead line in the rear on which it measures 110 feet.
>
> Being the same property conveyed to Anna Belle Parrish by deed from Duane W. DeVault, as Substitute Trustee, of record in Book 10226, page 445, Register's Office for Davidson County, Tennessee.

This is improved property known as 914 McMahan Avenue, Nashville, Tennessee 37216.

This conveyance is made subject to all restrictions and easements of record, or which a visual inspection of the property would reveal, including restrictive covenants of record in Book 2198, page 127, as amended in Book 2242, page 373, and easements, covenants and conditions as shown on the Plan of record in Plat Book 2083, page 41, Register's Office for Davidson County, Tennessee.

Property taxes for the current year have been settled between the parties and will be paid by the Grantee.

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 our hands this 4th day of February, 1997.

ANNA BELLE PARRISH

STATE OF TENNESSEE)
COUNTY OF WILSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Anna Belle Parrish, 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 Warranty Deed for the purposes therein contained.

Witness my hand and official seal at Mt. Juliet, Tennessee, this 4th day of February, 1997.

NOTARY PUBLIC

My Commission Expires: 03-22-97

STATE OF TENNESSEE)
COUNTY OF WILSON)

The actual consideration or value, whichever is greater for this transfer is $87,400.00.

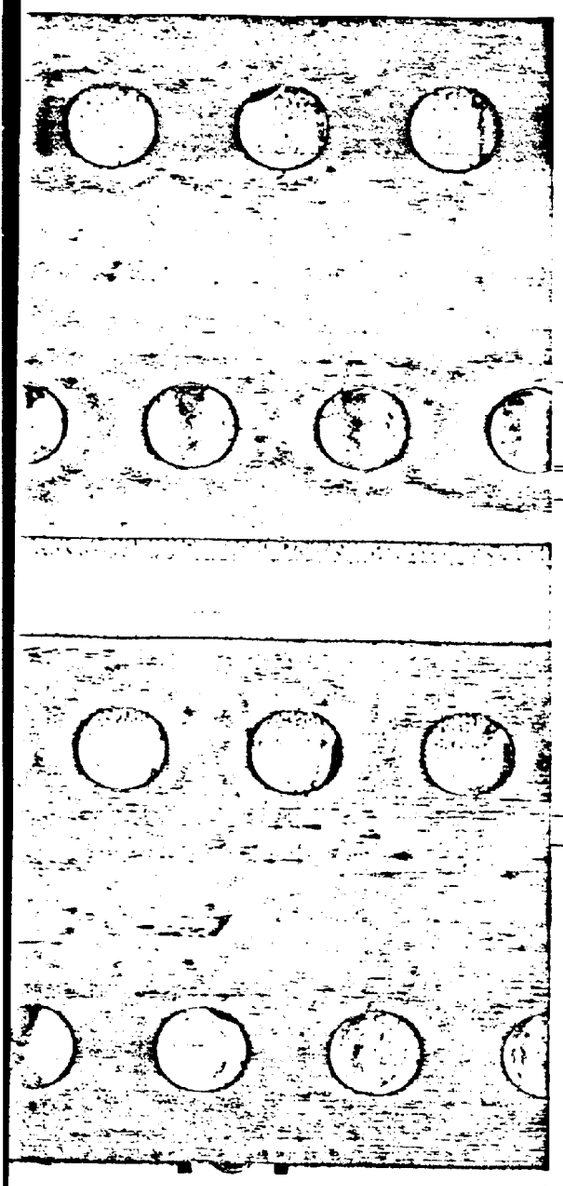
AFFIANT

Subscribed and sworn to before me this 4th day of February, 1997.

NOTARY PUBLIC

My Commission Expires: 03-22-97

3457 02/05 0101 03CHECK 324.23



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10340 PG 785

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 87900.00
CON TX 325.23
PRFEE 1.00
WDEED 8.00
TOTAL 334.23
CHECK 334.23

02/05/97 01 13:38 0001 3457

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0270386
IDENTIF. # REFERENCE

97 FEB -5 PM 1:36
REGISTER
DAVIDSON COUNTY, TN.

No. 1113963