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

W & I Ref: (jb) Title No: 38579
Dav. Co. File: Box 8

97 APR -4 AM 10:03
FELIX A. ... REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. & REFERENCE 0291005

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Ronald F. Wilson Eileen S. McDermott 609 Chelmsford Place Nashville, Tennessee 37215	SAME

TAX MAP-PARCEL NUMBERS: 116-12-E-152

5680 04/04 0101 03CHECK 1111.60

WARRANTY DEED

BOOK 10406 PG 60

FOR AND IN CONSIDERATION of the sum of **$ 298000.00,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Joel T. Keys and spouse, Mary Elizabeth T. Keys,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Ronald F. Wilson and spouse, Eileen S. McDermott,** 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. 9, on the Plan of Greystone of record in Book 6200, Page 60, Register's Office for said County.

SAID Lot No. 9 fronts 65.87 feet on the westerly margin of Chelmsford and extends back 87.41 feet on the broken northerly line and 105.42 feet on the broken southerly line to a broken line in the rear, measuring 70.00 feet thereon.

BEING the same property conveyed to Joel T. Keys and wife, Mary Elizabeth T. Keys by deed from Peter V. LeBlanc and wife, Barbara A. LeBlanc of record in Book 8462, Page 241, Register's Office for Davidson County, Tennessee.

Description Reference: The description is the same as that used in the last deed prior to this transaction..

This conveyance is subject to any and all matters shown on the herein referenced Plan of record in said Register's Office.
This is improved property, known as: 609 Chelmsford Place, Nashville, Tennessee 37215

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 1st day of April, 1997.

Joel T. Keys
Joel T. Keys

Mary Elizabeth T. Keys
Mary Elizabeth T. Keys

State of Tennessee
County of Davidson

On this 1st day of April, 1997, before me the undersigned authority, personally appeared **Joel T. Keys** and **Mary Elizabeth T. Keys**, 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.

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

Notary Public

State of Tennessee
County of Davidson

BOOK 10406 PG 61

AFFIDAVIT

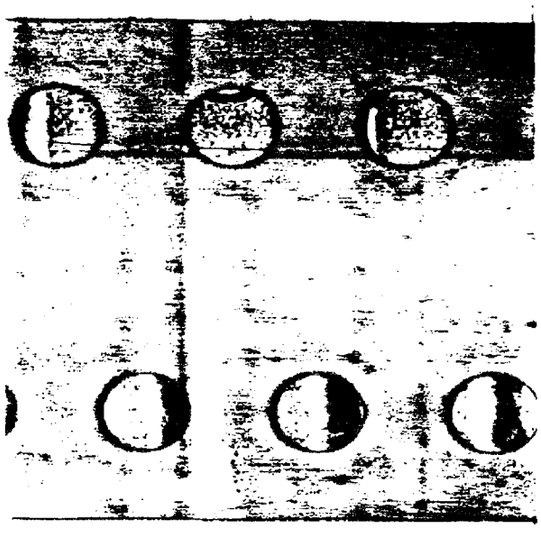
The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 298000.00

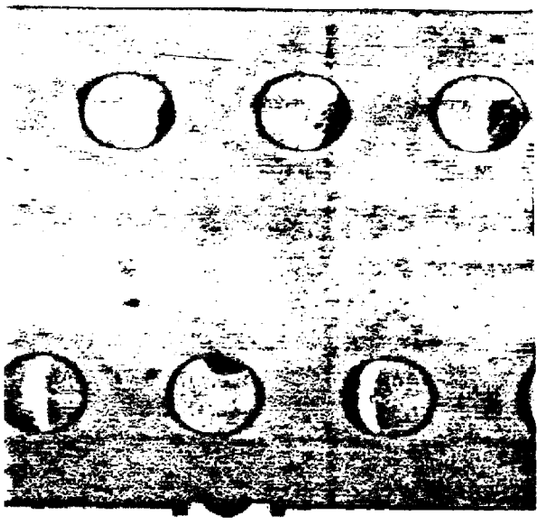
Ronald F. Wilson
Affiant

Sworn and subscribed before me on the 1st day of April, 1997.

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

Notary Public





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

RECEIVED OF _____

FOR _____

BOOK 10406 PG 62

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
298000.00
CON TX 1102.60
PRFEE 1.00
WDEED 8.00
TOTAL 1111.60
CHECK 1111.60
04/04/97 01 10:08 0001 5680

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0291005
IDENTIF. ↑ REFERENCE

97 APR -4 AM 10:03
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 1135925