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
E-mail: wilkins.ivey@worldnet.att.net

W & I Ref: (sk) Title No: 40422
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Robert W. Kinard, Jr. Paula N. Kinard 4211 Sneed Road Nashville, TN 37215	SunTrust Bank, Nashville, N.A. P.O. Box 305110/7th Floor Nashville, TN 37230-5110

TAX MAP-PARCEL NUMBERS: 130-04-052

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$ 440,000.00,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Wilson Robinson and spouse, Allison Robinson,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Robert W. Kinard, Jr. and spouse, Paula N. Kinard,** 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 the southerly one-half of Lot No. 3 and that part of a 5 foot reserved strip immediately west of same on the plan of Belle Meade Annex Subdivision, as of record in Book 547, Page 66, Register's Office for said County.

SAID Part of Lot No. 3 fronts 100 feet on the westerly side of Sneed Avenue and together with said reserved strip runs back between parallel lines 300 feet to a dead line.

BEING the same property conveyed to Wilson Robinson and spouse, Allison Robinson by deed from James M. Phythgon and spouse, Marlin J. Phythgon of record in Book 8539, Page 647, 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 is improved property, known as: 4211 Sneed Road, Nashville, TN 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 16th day of November, 1998.

Wilson Robinson

Allison Robinson

State of Tennessee
County of Davidson

On this 16th day of November, 1998, before me the undersigned authority, personally appeared **Wilson Robinson** and **Allison Robinson**, 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: NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires

Notary Public

State of Tennessee
County of Davidson

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 440,000.00

Robert W. Kinard, Jr.
Affiant

Sworn and subscribed before me on the 16th day of November, 1998.

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

Notary Public

98 NOV 18 PM 2:19
BILL [illegible] REGISTER
DAVIDSON COUNTY, TN.

8821 11/18 0101 03CHECK 1639.00

IDENTIF. & REFERENCE
051256

Wldoc: Deed Wty—12/92

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11210 PAGE 560

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	440000.00
CON TX	1628.00
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	1639.00
CHECK	1639.00

11/18/98 01 14:19 0001 B821

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

05/4256
IDENTIF. ↑ REFERENCE

98 NOV 18 PM 2:19

BILL GARNETT REGISTER
DAVIDSON COUNTY, TN.

No. 137389(