File Box 9-B
First TItle and Escrow Company, Inc.

# WARRANTY DEED

*THIS INSTRUMENT PREPARED BY*

George E. Mudter, Jr., Atty.
2000 Richard Jones Rd., Ste. 110
Nashville, Tennessee 37215

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#16037

| ADDRESS NEW OWNER(S) AS FOLLOWS | SEND TAX BILLS TO: | MAP PARCEL NUMBERS |
|---|---|---|
| A.G. KASSELBERG (NAME) | New Owner (NAME) | 145-14 |
| 5312 Cherry Blossom Trail (STREET ADDRESS OR ROUTE NUMBER) | (STREET ADDRESS) | 65 |
| Nashville, Tennessee 37215 (CITY) (STATE) (P. O. ZIP) | (CITY) (STATE) (ZIP) | FH23634 |

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, MICHAEL J. KETTENRING, DEVISEE UNDER THE LAST WILL AND TESTAMENT OF CATHERINE V. KETTENRING

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO A.G. KASSELBERG AND WIFE, TERI DOOCHIN KASSELBERG

HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS, HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

Land in Davidson County, Tennessee, being Lot No. 8 on the Plan of Revised Section XV Tyne Valley Estates, as of record in Plat Book 5200, page 338, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Catherine V. Kettenring, individually by Quitclaim Deed from James N. Bryan, Jr., Trustee of record in Book 8179, page 581, said Register's Office. The said Catherine V. Kettenring having since died.

This conveyance is made subject to: All matters appearing on the Plan of record in Plat Book 5200, page 338, said Register's Office.

05301 16
IDENTIF. & REFERENCE

98 DEC 29 PM 3:50
[illegible] REGISTER
DAVIDSON COUNTY, TN.

**RECORDERS MEMO**
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

This is improved (XX) unimproved ( ) property, known as 5312 Cherry Blossom Trail, Nashville, Tennessee 37215

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors, 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, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their successors, 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.

In witness whereof, the GRANTORS have hereunto set their hands (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 18th day of December, 19 98

Michael J. Kettenring

MICHAEL J. KETTENRING

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, MICHAEL J. KETTENRING with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand at office, this 18th day of December, 19 98.

My commission expires 9/23/2001 Notary Public

STATE OF _____
COUNTY OF _____

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, _____ with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained, and who further acknowledged that _____ is the _____ of _____ the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand at Office, this _____ day of _____, 19____.

My commission expires _____ Notary Public _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 620,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18th DAY OF December, 1998.

MY COMMISSION EXPIRES: 9/23/2001 (AFFIX SEAL)

Notary Public

WARRANTY DEED

FROM MICHAEL J. KETTENRING, DEVISEE

TO A.G. KASSELBERG AND WIFE, TERI DOOCHIN KASSELBERG

5749 12/29 0101 03CHECK 23.00

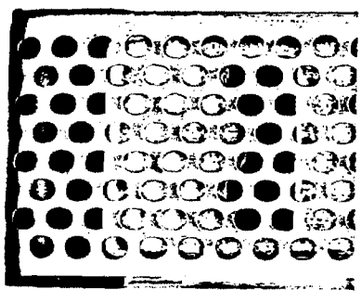
PLEASE RETURN TO:
First Title & Escrow Company, Inc.
Suite 11C The Paddock
229 Ward Circle
P.O. Box 926
BRENTWOOD, TENNESSEE 37024-0926

# OFFICIAL RECEIPT

**BILL GARRETT**
**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 | CFEE - COMPUTER FEE | PRFEE - PROBATE FEE |

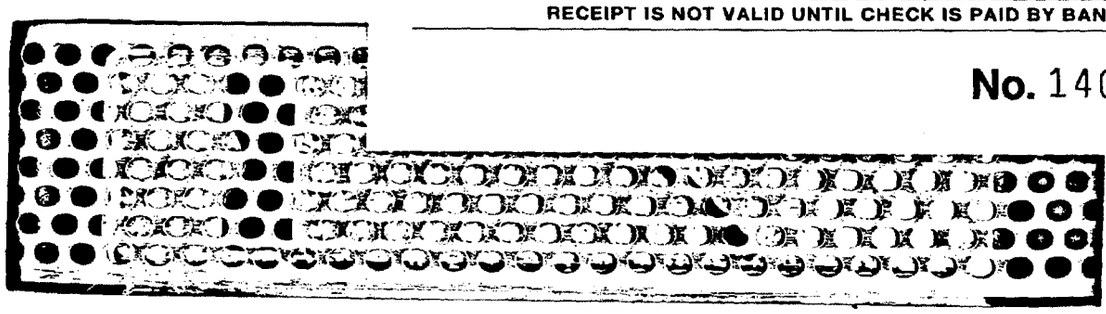
0530116
IDENTIFICATION REFERENCE

98 DEC 29 PM 3:50
REGISTER
DAVIDSON COUNTY, TN.

| | |
|---|---|
| CAMT | 620000.00 |
| CON TX | 2294.00 |
| PRFEE | 1.00 |
| WDEED | 8.00 |
| CFEE | 2.00 |
| TOTAL | 2305.00 |
| CHECK | 2305.00 |

12/29/98 01 15:48 0001 5749

**RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK**



**No.** 1403064