STATE OF ALABAMA
COUNTY OF JEFFERSON

BOOK 11385 PG. 874

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 35,000.00

Susan K Bryant
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE, THIS THE 8TH DAY OF MARCH, 1999.

Marshall L. Day
NOTARY PUBLIC

MY COMMISSION EXPIRES: 3/24/01

THIS INSTRUMENT WAS PREPARED BY:

DONALD ARKOVITZ, ESQ., 332 WHITE BRIDGE ROAD, NASHVILLE, TN 37209

NAME AND ADDRESS OF PROPERTY OWNER

LARRY O. HANSON, ET UX
1816 ORDWAY PLACE
NASHVILLE, TN 37206

SEND TAX BILLS TO:
LARRY O. HANSON, ET UX
P.O. BOX 60280
NASHVILLE, TN 37206

PICK-UP

99 MAR 16 AM 9:09
REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. & REFERENCE
056717 18

MAP NO. 83.10
PAR NO. 245

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of $ 10.00 cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, I

ESTATES OF HENRY THEODORE KELLY, DENNIS CRAWFORD KELLY, and WILLIAM D. KELLY by SUSAN K. BRYANT, EXECUTRIX

hereinafter called **GRANTOR**, has bargained and sold, and by these presents do transfer and convey unto **LARRY O. HANSON and wife, SUSAN T. HANSON,** hereinafter called the **GRANTEES**, their 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 easterly 12 feet of lot No. 304, all of lots Nos. 305 and 306, and the westerly 18 feet of lot No. 307 on the Map of McEwen Place, as of record in Book 332, page 133, R.O.D.C., Tennessee.

Said part of Lot No. 304 fronts 12 feet on the southerly side of Ordway Place, formerly Grove Avenue, and runs back 127.4 feet on the easterly line, 127.6 feet, more or less, on the westerly line to an alley and measures 12 feet thereon. Said lot No. 305 fronts 30 feet on the southerly side of Ordway Place and runs back 127.4 feet on the westerly line and 126.9 feet on the easterly line to an alley and measures 30 feet and thereon. Said lot No. 306 fronts 34.5 feet on the southerly side of Ordway Place and runs back 126.9 feet on the westerly line and 126.3 feet on the easterly line to an alley and measures 34.5 feet thereon. Said part of lot No. 307 fronts 18 feet on the westerly line and 126 feet, more or less, on the easterly line to an alley and measures 18 feet thereon.

Being the same property conveyed to W. D. Kelly, Henry T. Kelly and Dennis C. Kelly (all deceased), by deed from T. William Oliphant and wife, Edna Oliphant, of record in Book 3811, page 833, Said Register's Office. The wills of W. D. Kelly, Henry T. Kelly and Dennis C. Kelly of record in Davidson County Probate Docket Nos. 98P-1332, 98P-1333, and 98P-1331, respectively devised the subject property to Susan K. Bryant.

This is improved property, known as 1816 Ordway Place, Nashville, TN 37206.

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. We do covenant with said GRANTEES that we are lawfully seized and possessed of said land in fee simple, we have a good right to convey it, and the same is unencumbered, unless otherwise set out herein. We do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to GRANTEES, their heir 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 my hand this 12th day of March, 1999.

Susan K Bryant

ESTATES OF HENRY THEODORE KELLY, DENNIS CRAWFORD KELLY and WILLIAM D. KELLY,
SUSAN K. BRYANT, EXECUTRIX

STATE OF ALABAMA

COUNTY OF Jefferson

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named **SUSAN K. BRYANT** bargainor, 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 office this 8th day of March, 1999.

Martha N Davis

NOTARY PUBLIC

MY COMMISSION EXPIRES: 8-16-2002

140.50 TOTAL CHECK

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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

BOOK 11385 PG. 876

05617118

IDENTIF. & REFERENCE

99 MAR 16 AM 9:09

DAVIDSON COUNTY, TN

		CAMT	35000.00
		CON TX	129.50
		PRFEE	1.00
		WRFEE	8.00
		CFEE	2.00
		TOTAL	140.50
		CHECK	140.50
03/16/99	01	09:09	0001 9227

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1438355