WARRANTY DEED

BOOK 11595 PAGE 835

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS ~~TRANSFER IS~~ $ 103,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
28th DAY OF July 1999

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

JOHN CHESTER APPLEMAN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENNESSEE Exp.05/27/2001

THIS INSTRUMENT WAS PREPARED BY
Premier Title & Escrow, LLC, 4301 Hillsboro Road, Suite 300, Nashville, Tennessee 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Patricia J. McKee	Fifth Third Bank, Kentucky Inc	MAP 86-07
(NAME)	(NAME)	
1032 Jackson's Valley Road	250 W. Main Street	PARCEL 39
(ADDRESS)	(ADDRESS)	
Hermitage, TN 37076	Lexington, KY 40507	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, WE, Martin W. Callan IV and wife, Trudy L. Callan

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Patricia J. McKee, unmarried

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT: 99/07/30 0101 03CHECK 393.95

Land in Davidson County, Tennessee being Lot No. 23 on the plan of Phase I, Section Two, Jackson's Retreat, of record in Book 5200, pages 334 and 335, Register's Office for Davidson County, Tennessee to which Plan reference is hereby made for a more complete description thereof.

Being the same property covneyed to Martin W. Callan, IV and wife, Trudy L. Callan by deed from Van W. Liggett and wife, Pamela M. Liggett of record in Book 10368, page 217, said Register's Office.

This conveyance is subject to (a) 1999 real property taxes which have been prorated and assumed by the grantee(s); (b) all matters appearing on the plan of record in Book 5200, page 135, said Register's Office; and (c) restrictive covenants of record in Book 5676, page 67, Book 5928, page 699, Book 6806, page 256, Book 7127, page 775, Book 5741, page 360 and Book 5972, page 96, said Register's Office.

IDENTIF. + REFERENCE 06179599

99 JUL 30 AM 10:20

BILL BOYD REGISTER DAVIDSON COUNTY TN.

MAIL ENV.

This is improved (X) property, known as 1032 Jackson's Valley Road, Hermitage, Tennessee 37076
unimproved ( )
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 hand s this 28th day of July, 1999

Martin W. Callan IV by Trudy L. Callan, Attorney-in-Fact

Martin W. Callan IV, by Trudy L. Callan, Attorney in Fact

Trudy L. Callan

Trudy L. Callan

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Trudy L. Callan

the bargainor ____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that She executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 28th day of July 1999.

Commission expires ____

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, ____ a Notary Public within and for the State and County aforesaid, personally appeared ____ and ____ with whom I am personally acquainted and who upon ____ oath(s) acknowledged ____ to be the ____ and ____ respectively of the ____ the within named bargainor, and corporation, and that ____ as such ____ and ____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said ____ as such ____, and attesting the same by the said ____ as such ____.

Witness my hand and official seal at office at ____ on this the ____ day of ____.

My commission expires ____

Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 28th day of July, 1999, before me personally appeared Trudy L. Callan, to me known to be the person who executed the foregoing instrument on behalf of Martin W. Callan, IV and acknowledged that she executed the same as the free act and deed of Martin W. Callan, IV. Witness my hand and seal this 28th day of July, 1999.

Notary Public

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11595 PAGE 837

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

0617959
IDENTIF. ← REFERENCE

99 JUL 30 AM 10:50
REGISTER
DAVIDSON COUNTY, TN.

CAMT	103500.00
CON TX	382.95
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	393.95
CHECK	393.95

07/30/99 01 10:55 0001 9294

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1497537