WARRANTY DEED

Box 28-B

The actual consideration or value for this transfer is $ 62,500.00

Kathleen M. McKeon
AFFIANT

STATE OF TENNESSEE }
COUNTY OF Davidson }

SWORN TO AND SUBSCRIBED before me this 27th day of JANUARY, 2000 A.D.

NOTARY PUBLIC
My Commission Expires: 6-24-2001

Instr:200001310009826 Page: 1 OF 2
REC'D FOR REC 01/31/2000 1:59:42PM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $231.25

This space for Register of Deeds

This instrument was prepared by: Johnny Ellis, Attorney, 306 Gay Street, Suite 200 Nashville, TN 37201, file#99120032

ADDRESS NEW OWNER(S)	SEND TAX BILLS TO:	MAP / PARCEL NO.
Frank McKeon, & Kathleen M. McKeon 7794 Old Charlotte Pike Nashville, Tennessee 37209	New Owner	133 / 122.00

FOR AND IN CONSIDERATION of the sum of TEN and No/100 ($10.00) Dollars, cash in hand paid by Frank McKeon and wife, Kathleen M. McKeon, and other good and valuable consideration, the receipt of which is hereby acknowledged,

I, **Robert B. Young, Administrator of the estate of JOHN HARDING FISK**, the GRANTOR herein, have bargained and sold, and by these presents do transfer and convey unto:

FRANK McKEON and wife, **KATHLEEN M. McKEON**, the GRANTEES herein, their heirs and assigns in fee simple absolute, a certain tract or parcel of land located in **Davidson** County, State of Tennessee, described as follows:

A certain tract or parcel of land located in the 8th Civil District of Davidson County, Tennessee, described as follows, to-wit:

Beginning at a starting point in the center of Old Charlotte Pike and the southeast corner of J. B. Stevens land and running northerly with J. B. Stevens line 210 feet to a point at J. B. Stevens northeast corner; thence eastward 210 feet to a point; thence southerly 210 feet to the center of Old Charlotte Pike then running westward with the center of Old Charlotte Pike 210 feet to the beginning containing one (1) acre of land.

Being the same property conveyed to John Harding Fisk with a Life Estate retained by Frances Fisk by deed from Frances Fisk of record in Book 7850, page 470, Register's Office for Davidson County, Tennessee. Subsequently, Frances Fisk having predeceased John Harding Fisk who died, intestate, in June 17, 1999, and title having vested in the 30 heirs at law of John Harding Fisk. Robert B. Young having been named Administrator of the estate of John Harding Fisk in Davidson County Probate Case No. 99 P-1591, and been authorized to sell convey execute and sign on behalf of the estate, by Order of the Davidson County Probate Court dated January 10, 2000.

The above description is the same as in the previous deed of record.

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 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. 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.

The herein described property is subject to the following:
Property taxes for the year 2000 are to be prorated and assumed by the GRANTEES.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

This is improved property known as: 7794 Old Charlotte Pike, Nashville, TN 37209.

Witness our hands this 27th day of JANUARY, 2000 A.D.

Robert B. Young, Administrator
for the estate of John Harding Fisk

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, Leroy Johnston Ellis 4th, a Notary Public in and for said County and State, the within named Robert B. Young, Administrator of the estate of John Harding Fisk the bargainor(s), with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument, on behalf of the Estate of John Harding Fisk, by signing as such Administrator for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 27th day of JANUARY, 2000.

NOTARY PUBLIC

My Commission Expires: May 28, 2000

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WARRANTY

DEED

From: The estate of John Harding Fisk, by Administrator, Robert B. Young

To: Frank McKeon and wife, Kathleen M. McKeon

Property:

7794 Old Charlotte Pike Nashville, TN. 37209

This Instrument was Prepared by:

Leroy Johnston Ellis IV
Attorney at Law
306 Gay Street, Suite 200
Nashville, Tennessee 37201
(615) 256-5003