Instr:200002030011560 Page: 1 OF 3
REC'D FOR REC 02/03/2000 2:46:53PM
RECORD FEE: $15.00
M. TAX: $0.00 T. TAX: $185.00

THIS INSTRUMENT PREPARED BY: BOBBY D. DAVIS, ATTORNEY
MADISON TITLE COMPANY
101 SHEPHERD HILLS DRIVE
MADISON, TENNESSEE 37115

WARRANTY DEED

ADDRESS NEW OWNER:
STEPHEN KEY
201 Anthony St.
Old Hickory, TN
37138

SEND TAX BILLS:
Same as Owner

MAP 54-13
GROUP
PARCEL 9

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged.

We, CHARLES E. GANN AND WIFE, BOBBIE JEAN GANN, (the Grantors) have this day bargained, sold and do hereby transfer and convey unto STEPHEN KEY AND WIFE, CAROL KEY, (the Grantee) their heirs and assigns, all their right, title and interest in certain real property in Davidson County, Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being part of Lot No. 15, Plan of life & Casualty Insurance Company's Subdivision of Dabbs & Elliott Property, known as Dupontonia, as of record in Book 843, page 56, Register's Office for Davidson County, Tennessee, and more fully described as follows:

Beginning at a point at the corner of Lot Nos. 14, 15 8 and 9; thence with the line between Lot Nos. 14 and 15 southeasterly 250 feet to a point; thence southwesterly 60 feet to a point; thence northwesterly parallel to the line between Lot Nos. 8 and 15, 250 feet to a point in the line between Lot Nos. 8 and 15; thence with the line between said lots northeasterly 60 feet to the beginning.

Being a part of the same property conveyed to Charles E. Gann, a married man, by deed of record in Book 6648, page 665, Register's Office for Davidson County, Tennessee.

Tract II.

Land in Davidson County, Tennessee, being a part of Lot 15 on the Plan of the Life and Casualty Insurance Company's Subdivision, of the Dabbs and Elliott property , known as Dupontonia, of record in Book 843, page 56, Register's Office for Davidson County, Tennessee, and more particularly described as follows:

Beginning at an iron pin, located 10 feet in a southerly direction from the common northwest corner of Lot No. 15 and the corner of hat lot conveyed to R. E. Maxwell, et ux, as recorded in Book 1511, page 385, and extending in a northerly direction for a distance of 10 feet parallel to Anthony Avenue to a point; thence in a southeasterly direction for a distance of 250 feet to a point; thence extending for a distance of 10 feet in a southerly direction to a point; thence extending in a northwesterly direction for a distance of 250 feet to the iron pin, being the point of beginning.

Being the same property conveyed to Charles E. Gann, a married man, by deed of record in Book 6648, page 665, Register's Office for Davidson County, Tennessee.

SAID property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

IN WITNESS WHEREOF, the undersigned, has hereunto set their hands on this 8th day of November, 1999.

Charles E Gann

CHARLES E. GANN

Bobbie Jean Gann

BOBBIE JEAN GANN

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Charles E. Gann and wife, Bobbie Jean Gann, with whom I am personally acquainted, the within named bargainers, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 8th day of November, 1999.

Notary Public

My Commission Expires:
1/27/2001

STATE OF TENNESSEE
COUNTY OF Davidson

The actual transfer or value, whichever is greater, for this transfer is 50,000.

AFFIANT

Subscribed and sworn to before me this 8th day of November, 1999.

Notary Public

My Commission Expires:
1/27/2001