Davidson County DEEDWARR
Recvd: 10/30/01 13:03 2pgs
Fees:13.00 Taxes:386.28

20011030-0118181

|STATE OF TENNESSEE
|COUNTY OF Davidson
|THE ACTUAL CONSIDERATION OR VALUE,
|WHICHEVER IS GREATER, FOR THIS TRANSFER IS
|$104,400.00
|William Hunter McKelvey
|Affiant
|SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
|28th DAY OF September, 2001.
|Notary Public
|NOTARY PUBLIC:
|MY COMMISSION EXPIRES: 1-26-2002
| (AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
STATE TITLE, INC., 4334 Lebanon Road, Hermitage, TN 37076

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
William H. McKelvey & Aleta Brook McKelvey 1125 Richard Lee Circle Hermitage, TN 37076	AmSouth Bank 2050 Pkwy Office Circle Birmingham, AL 35244	Map 75.12 Parcel 46

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, we,

Randy Neff and wife, Kassandra J. Neff

Hereinafter called the grantors, have bargained and sold and by these presents do transfer and convey unto

William Hunter McKelvey and wife, Aleta Brook McKelvey

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:

BEING LOT NO. 55 ON THE FINAL PLAT OF SECTION 4, MEADOWS OF TULIP GROVE, OF RECORD IN PLAN BOOK 9700, PAGE 252, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A COMPLETE AND ACCURATE DESCRIPTION OF SAID LOT.

BEING THE SAME PROPERTY CONVEYED TO RANDY NEFF AND WIFE, KASSANDRA J. NEFF, BY DEED FROM TACOPA LAND, L.L.C., DATED DECEMBER 31, 1996, AND OF RECORD IN BOOK 10311, PAGE 154, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

This conveyance is made subject to the following:

1) 2002 taxes and subsequent years.
2) Property is subject to all matters affecting said premises as contained in Plat Book 9700, Page 252, Register's Office for Davidson County, Tennessee, including but not limited to a 20' easement for public utilities and drainage purposes along the front and rear of said lot, and a 5' easement for public utilities and drainage purposes along the south side of said lot.
3) Property is subject to 100 year flood line across the rear of said lot.
4) Property is subject to Restrictive Covenants contained in Book 10100, Page 337,Register's Office for Davidson County, Tennessee.
5) Any and all restrictions, conditions, and easements of record.

This is improved property known as: 1125 Richard Lee Circle, Hermitage, TN 37076
(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 September, 2001.

Randy Neff

Kassandra J. Neff

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, Randy Neff and wife, Kassandra J. Neff, with whom I am personally acquainted, (or who proved to me on the basis of satisfactory evidence) and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 28th day of September, 2001.

NOTARY PUBLIC

My Commission Expires: 1-26-2002

PLEASE RETURN TO:
STATE TITLE, INC.
4334 Lebanon Road
Hermitage, TN 37076