Return to:

This instrument prepared by:
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Franklin, TN 37064

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Brentwood, TN 37027
B -2785

NEW OWNER:	SEND TAX BILL TO:	MAP & PARCEL:
Richard E. Kellogg **Rosalind E. Kellogg** **1037 Hickory Hollow Rd.** **Nashville, TN 37221**	**GMAC Mortgage Corp.** **100 Witmer Road** **Horsham, PA 19044**	**127-12-0-024.00**

WARRANTY DEED

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, **Theodore E. Kelly and wife, Patsy L. Kelly**, hereinafter called the Grantor(s), have bargained and sold and by these presents do transfer and convey unto **Richard E. Kellogg and wife, Rosalind E. Kellogg**, hereinafter called the Grantee(s), 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 Lot No. 25 on the Plan of Bellevue Manor, as of record in Book 3600, pages 32 and 33, Register's Office of Davidson County, Tennessee.

Davidson County DEEDWARR
Recvd: 06/07/02 09:37 2pgs
Fees:13.00 Taxes:658.60
20020607-0069391

Being the same property conveyed to Theodore E. Kelly and wife, Patsy L. Kelly by deed from Christopher Robert Theiss and wife, H. Joy Theiss of record in Book 7083, page 106, RODC, TN.

SUBJECT TO THE FOLLOWING:

1. 2002 Taxes are a lien, but not yet due and payable.
2. Restrictive covenants contained in Book 3672, page 507, RODC, TN.
3. Easement for Parking in Book 8979, page 119 and Book 8972, page 250, RODC, TN.
4. Subject to any and all building and zoning regulations of City, County and State.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee(s), their heirs and assigns, forever;

AND WE COVENANT with the said Grantee(s) that we are lawfully seized and possessed of said land in fee simple and have a good right to convey it and the same is unencumbered, unless otherwise herein set out;

AND WE 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.

This ( ) unimproved (X) improved property is known as: 1037 Hickory Hollow Drive, Nashville, TN 37221

WITNESS MY HAND(S) THIS 22ND DAY OF MAY, 2002 IN BRENTWOOD, TENNESSEE.

SELLER: Theodore E. Kelly

SELLER: Patsy L. Kelly

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary for said State and County, Theodore E. Kelly and wife, Patsy L. Kelly, the within named bargainor(s) with whom I am personally acquainted and who acknowledged that they executed the foregoing instrument for the purposes therein contained.

Witness my hand this 22nd day of May, 2002 in Franklin, TN.

Notary Public

My Commission Expires: 4/16/06

WILLIAMSON COUNTY, TENNESSEE NOTARY PUBLIC AT LARGE JACK CASE WILSON

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $178,000.00.

Affiant

Sworn to and subscribed to me, the undersigned, this 22nd day of May, 2002, in Franklin, Tennessee.

Notary Public

My Commission Expires: 4/16/06

WILLIAMSON COUNTY, TENNESSEE NOTARY PUBLIC AT LARGE JACK CASE WILSON

TNJ/cg/12579.2002