Davidson County DEEDWARR
Recvd: 01/14/03 10:14 2pgs
Fees:13.00 Taxes:203.50
20030114-0005674

**STATE OF TENNESSEE**
**COUNTY OF WILLIAMSON**

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $55,000.00

Affiant

Sworn to and subscribed before me, the undersigned, a Notary Public, this 10th day of January, 2003.

Notary Public

My Commission Expires:_____

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**WARRANTY DEED**

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**THIS INSTRUMENT WAS PREPARED BY**
Sidwell, Barrett & McCann, P.C.
121 First Avenue South
Suite 200
Franklin, TN 37064

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ADDRESS NEW OWNER(S) AS FOLLOWS:
John Patrick McKennon
2004 Cromwell Drive
Nashville, Tennessee 37215

SEND TAX BILLS TO:
NEW OWNER

MAP-PARCEL NUMBERS:
117-11-B, Parcel 3

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Randal Wilcher,** hereinafter referred to as Grantor, hereby transfers and conveys to **John Patrick McKennon and Kathryn C. McKennon** hereinafter referred to as Grantees, their heirs and assigns a certain tract or parcel of land in Davidson County, State of Tennessee described as follows, TO WIT:

Land in Davidson County, Tennessee being Unit No. A-3, Parcel No. 3, on the Plat of The Revised Villager East Condominium Apartments, of record in Book 5200, page 235, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description thereof.

Being the same property conveyed to Randal Wilcher by Installment Deed from Kathryne B. Ingram, and husband M. D. Ingram, Jr., M. D., of record in Book 5667, page 244, Register's Office for Davidson County,Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

County and/or City taxes for the year 2002, a lien currently due and payable. Said taxes have been prorated between the parties as of the date of this instrument, with the GRANTOR paying their prorata share thereof to GRANTEES who will be responsible for payment of said taxes.

This is improved property known as 3600 Hillsboro Pike, Unit A-3, Villager East, Nashville, Tennessee 37215.

**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 I do covenant with the said **GRANTEES** that I am 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 I do further covenant and bind myself, my 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 my hand this 10th day of January, 2003.

**Randal Wilcher**

I, Adele Wilcher, wife of Randal Wilcher, join in this conveyance and hereby convey any and all interest that I may have in said property by virtue of my marriage to Randal Wilcher, or otherwise.

**Adele Wilcher**

**STATE OF TENNESSEE**
**COUNTY OF WILLIAMSON**

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Randal Wilcher and wife, Adele Wilcher, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 10th day of January, 2003.

Notary Public

NOTARY PUBLIC AT LARGE

My Commission Expires: _____