OPTIONAL FORM 175
(FORMERLY FS-88)
MARCH 1975
DEPT. OF STATE
50175-101

18.00
737.04

Certificate of Acknowledgment of Execution of an Instrument

Canada
(Country)
Province of Nova Scotia
(County and/or other political division)
City and County of Halifax
(County and/or other political division)
Consulate General of the
(Name of foreign service office)
United States of America
SS:

Davidson County DEEDWARR
Recvd: 08/17/05 11:42 3 pgs
Fees:18.00 Taxes:737.04
20050817-0097616

I, William S. Rowland, Consul *of the United States of America at* Halifax, Canada *duly commissioned and qualified, do hereby certify that on this* 15th *day of* August, 2005 *(DATE), before me personally appeared* Patrick Driscoll and Catherine Driscoll ==========

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*to me personally known, and known to me to be the individual-s described in, whose name*s are *subscribed to, and who executed the annexed instrument, and being informed by me of the contents of said instrument* they *duly acknowledged to me that* they *executed the same freely and voluntarily for the uses and purposes therein mentioned.*

[SEAL]

In witness whereof I have hereunto set my hand and official seal the day and year last above written.

William S. Rowland
Consul *of the United States of America.*

NOTE. Wherever practicable all signatures to a document should be included in one certificate.

☆ U.S. Government Printing Office: 1987—181-247/60110

WARRANTY DEED

STATE OF
COUNTY OF

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $199,200.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12TH DAY OF AUGUST, 2005.

Notary Public

MY COMMISSION EXPIRES: 3/15/09

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Lighthouse Title and Escrow, LLC, 301 S Perimeter Park, Suite 212, Nashville, TN 37211

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jay C. McKinley II	Wells Fargo Bank, N.A.	061-08-0/118.00
(NAME)	(NAME)	
1215 Winding Way	7445 New Techology Way	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37216	Fredrick, MD 21703	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, **Patrick Driscoll and wife, Catherine Drisc**oll, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Jay C. McKinley, II, unmarried** 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:

Land in Davidson County, Tennessee, being parts of Lots Nos. 5 and 8 and all of Lots No. 6 and 7, of Block "D" on the plan of Jackson Park Subdivision, Section 2 of record in Plat Book 843, page 21, Register's Office for said County and being described according to a survey by John Kohl surveyor, dated 9/20/76 as follows:

Beginning at a point in the northerly margin of Winding Way, said point being westwardly 30 feet from the common front corner of Lots Nos. 8 and 9 on said plan; thence with the northerly margin of Winding Way westwardly 140 feet to the beginning of a curve to the right having a radius of 20 feet; thence around said curve to the right,a distance of 31.4 feet to a point in the easterly margin of Hedgewood Drive; thence with the easterly margin of Hedgewood Drive northwardly 130.54 feet to a point said point being westwardly 12 feet from the common rear corner of Lots Nos. 5 and 6 on saidplan and being the northwest corner of the herein described property; thence with the rear lines of Lots Nos. 5,6, 7 and 8 on said plan eastwardly 167 feet to a point said point being westwardly 31 feet from the common rear corner of Lots No. 8 and 9 on aid plan thence southwardly 162.25 feet more or less to the point of beginning.

Being the same property conveyed to John J. Driscoll, an unmarried man by deed from Wanda J. Bryant, an unmarried woman dated June 19, 2002 and filed for record as InstrumentNo. 20020709-0082645 in the Register's Office for Davidson County, Tennessee. The said John J. Driscoll having died intestate the property is vested to Patrick Driscoll and Catherine Driscoll, as evidenced by an affidavit of heirship dated August 2, 2005 and filed for record as Instrument No. 20050803-0091204 in the Register's Office for Davidson County, Tennessee.

The 2005 County Taxes have been assumed by the Grantee.

Subject to any and all matters as shown on the Plan of record in Plat Book 843, page 21, Register's Office for Davidson County, Tennessee.

Subject to any and all existing easements and restrictions of record in the Register's Office for Davidson County, Tennessee.

Subject to any and all zoning regulations, building setback lines and easements for public utilities of record in the Register's Office for Davidson County, Tennessee.

unimproved ☐

This is improved ☒ property, known as 1215 Winding Way Rd., Nashville, TN 37216

(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 hands this 12 day of August, 2005.

Patrick Driscoll

Catherine Driscoll

STATE OF

COUNTY OF

Personally appeared before me the undersigned, a Notary Public in and for said County and state, the within named Patrick Driscoll and Catherine Driscoll the bargainor (s), 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 at _____ this _____ day of _____, 2005.

Commission expires:

Notary Public