Davidson County DEEDWARR
Recvd: 09/05/08 13:30 4 pgs
Fees:23.00 Taxes:666.00
20080905-0091197

WARRANTY DEED

This instrument was prepared by:
KEENE W. BARTLEY
SCHULMAN, LeROY & BENNETT, P.C.
P. O. Box 190676
Nashville, TN 37219-0676

ADDRESS OF NEW OWNER(S):	SEND TAX BILLS TO:	MAP-PARCEL NO:
Charles McKelvey	(SAME)	118-3-116
2733 Rosedale Place		
Nashville, TN 37211		

STATE OF TENNESSEE
COUNTY OF

LAUREL PAUL NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY, TENN.

The actual consideration or value, whichever is greater, for this transfer is $ 180,000.00

Charles McKelvey
Affiant

Sworn to and subscribed before me this the 5th day of September, 2008.

Laurel Paul
Notary Public

My Commission Expires: 11-14-09

FOR AND IN CONSIDERATION OF the sum of Ten Dollars ($10.00) cash in hand paid and other good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged, Linda Dew Hobbs and husband, David Hobbs, Donald James Dew and wife, Myra Dew, and Betsy Delzell and husband, Barry Delzell, hereinafter called the Grantors, have bargained and sold and by these presents do hereby transfer and convey unto Charles McKelvey, hereinafter referred to as Grantee, their successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

> Being Lot No. 17 on the Plan of Phase II Rosedale Place, of record in Plat Book 11190 page 18 in the Register's Office for Davidson County, Tennessee, to which Plat reference is hereby made for a more complete legal description.
>
> Being the same property conveyed to Barbara Dew by Deed from Rosedale Place, LLC of record in Book 11595, page 153 in the Register's Office for Davidson County, Tennessee. The same Barbara Dew having since died and the undersigned being the heirs at law of said Barbara Dew.

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 successors and assigns forever, and the said Grantors covenant with the said Grantees that they are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered.

AND the said Grantors further covenant and bind themselves, and their heirs, successors and assigns, to warrant and forever defend the title to the said land to the said Grantees, their successors and assigns, against the lawful claims of all persons whomsoever. Linda Dew Hobbs, Donald James Dew and Betsy Delzell are the heirs at law of Barbara Dew. Their respective spouses, David Hobbs, Myra Dew and Barry Delzell, join in this conveyance to convey whatever rights, if any, they may possess in the property, as a result of their being married to their respective spouse.

WITNESS my hand this the 26th day of August, 2008.

Linda Dew Hobbs

David Hobbs

STATE OF TENNESSEE
COUNTY OF Sumner

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Linda Dew Hobbs, the bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal, at Hendersonville Tennessee, on this the 26th day of August, 2008.

Cynthia R. Hodges
Notary Public

My Commission Expires: June 18, 2012

CYNTHIA R. HODGES STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF Sumner

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named David Hobbs the bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal, at Hendersonville Tennessee, on this the 26th day of August, 2008.

Cynthia R. Hodges
Notary Public

My Commission Expires: June 18, 2012

CYNTHIA R. HODGES STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY, TENN.

Donald James Dew

Myra Dew

STATE OF KENTUCKY
COUNTY OF Warren

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Donald James Dew, the bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal, at Bowling Green Kentucky, on this the 18th day of August, 2008.

Notary Public

My Commission Expires: 9-19-11

STATE OF KENTUCKY
COUNTY OF Warren

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Myra Dew the bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal, at Bowling Green Kentucky, on this the 18th day of August, 2008.

Notary Public

My Commission Expires: 9-19-11

GAIL GREGORY NOTARY PUBLIC STATE AT LARGE, KY

Betsy Delzell

Barry Delzell

STATE OF NORTH CAROLINA
COUNTY OF Cabarrus

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Betsy Delzell, the bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal, at Charlotte, North Carolina, on this the 25th day of August, 2008.

Sandra E Heaberlin
Notary Public

My Commission Expires: June 10, 2012

SANDRA E HEABERLIN NOTARY PUBLIC MY COMM. EXPIRES JUNE 10, 2012 MECKLENBURG COUNTY, NC

STATE OF NORTH CAROLINA
COUNTY OF Cabarrus

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Barry Delzell, the bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal, at Charlotte, North Carolina, on this the 25th day of August, 2008.

Sandra E Heaberlin
Notary Public

My Commission Expires: June 10, 2012

SANDRA E HEABERLIN NOTARY PUBLIC MY COMM. EXPIRES JUNE 10, 2012 MECKLENBURG COUNTY, NC