T SSE T L CO

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
MADISON McDONALD WAGGNOER (NAME)	MURPHREE MORTGAGE COMPANY (NAME)	15D-32830
1404 SHELTON AVENUE (STREET ADDRESS OR ROUTE NUMBER)	226 THIRD AVENUE NORTH (STREET ADDRESS)	72-07 MAP
NAHSVILLE (CITY) TENNESSEE (P. O. ZONE) (STATE)	NASHVILLE, TENNESSEE (CITY) (ZONE) (STATE)	252 Par

For and in consideration of the sum of TEN AND NO/100---------($10.00)---------DOLLARS

cash in hand paid by MADISON MCDONALD WAGGONER AND WIFE, NANCY WAGGNOER

BOOK 3960 PAGE 884

hereinafter referred to as the GRANTEES, and other good and valuable considerations, receipt of which is hereby acknowledged, we,

JAMES G. HUGHES AND WIFE, DOROTHY M. HUGHES

hereinafter referred to as the GRANTORS have bargained and sold, and by these presents do transfer and convey unto the said 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 3 OF BLOCK B ON THE MAP OF INGLEWOOD GOLF CLUB ESTATES, OF RECORD IN BOOK 843, PAGE 98, REGISTER'S OFFICE FOR SAID COUNTY.

SAID LOT NO. 3 FRONTS 60 FEET ON THE SOUTHERLY SIDE OF SHELTON AVENUE AND RUNS BACK BETWEEN LINES, 181 FEET ON THE WESTERLY LINE AND 178 FEET ON THE EASTERLY LINE, TO A DEAD LINE AND MEASURES 60 FEET THEREON.

BEING THE SAME PROPERTY CONVEYED TO JAMES G. HUGHES AND WIFE, DOROTHY M. HUGHES, BY DEED FROM M. F. ANDERSON AND R. C. ADAMS OF RECORD IN BOOK 1855, PAGE 177, REGISTER'S OFFICE FOR SAID COUNTY.

This is unimproved ( ) improved (X) property, known as 1404 SHELTON AVENUE (House Number) (Street) NASHVILLE P. O. Address: (City or Town) (Postal Zone)

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.

Whenever 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 16th day of November 1965.

STATE TAX $ 70.74
PROBATE 50
TOTAL $ 71.24

James G. Hughes
Dorothy M. Hughes

STATE OF TENNESSEE
DAVIDSON COUNTY

NOV 19 1965
BARRY ZEITLIN
COUNTY COURT CLERK
DAVIDSON COUNTY
PAID NOV 19 1965

Personally appeared before me, JAMES G. HUGHES AND DOROTHY M. HUGHES, a Notary Public in and for said County and State, the within named bargainors, with whom I am personally acquainted, and who acknowledged that executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 17TH day of NOVEMBER, 1965.

Commission expires 2-19-67 Notary Public Barry Zeitlin

NOTARY PUBLIC DAVIDSON CO. TENN.

TENNESSEE TITLE COMPANY

THIS INSTRUMENT PREPARED BY: JAMES G. HUGHES 1041 28TH AVENUE NORTH, NASHVILLE, TENN.

PUT COUNTY COURT CLERK'S STAMP HERE:

PUT REVENUE STAMPS HERE:

07419

FEE $ 2.00 WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

NOV 19 3 37 PM '65

NOTE BOOK 113 PAGE 44
RECORDING FEE $ 2.00
DEP. REG. RW

REGISTER STAMP BELOW

MADISON MCDONALD WAGGONER, ETUX
(MURPHREE MORTGAGE COMPANY)

JAMES G. HUGHES & WIFE,
DOROTHY M. HUGHES
TO

From

($13,825.00)

Warranty Deed