THIS INSTRUMENT WAS PREPARED BY:
SEDDON & WILKINS, ATTORNEYS
480 JAMES ROBERTSON PARKWAY
NASHVILLE, TENNESSEE

BOOK 3969 PAGE 201

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
J. B. Tyus (NAME:)	United Mortgagee Servicing Corp. (NAME:)	24W 11330
1209 Elmwood Avenue (STREET ADDRESS OR ROUTE NUMBER)	3200 Pacific Avenue (STREET ADDRESS)	Map 105-13
Nashville (CITY) Tennessee (P. O. ZONE) (STATE)	Virginia Beach (CITY) (ZONE) Virginia (STATE)	Par 123

FOR AND IN CONSIDERATION of the sum of ten ($10.00) Dollars, cash in hand paid by J. B. Tyus and wife, Clara Mae Tyus, hereinafter called the GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, Earl G. Hudgins and wife, Sara E. Hudgins hereinafter called 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:

Land in Davidson County, Tennessee, being the westerly one-half of Lot No. 81 on the Map of Belmont Land Company's Plan of Lots Called Belmont Heights, as of record in Book 421, page 34, Register's Office for Davidson County, Tennessee.

SAID part of said Lot No. 81 fronts 50 feet on the southerly margin of Elmwood Avenue and runs back between parallel lines along the westerly margin of an alley, 188 feet to another alley in the rear.

BEING the same property conveyed to Earl G. Hudgins and wife, Sara E. Hudgins, by deed from Nellie Burnette, unmarried, of record in Book 3338, page 179, Register's Office for Davidson County, Tennessee.

STATE TAX $ 15.75
PROBATE .50
TOTAL $ 16.25

DEC 15 1965

R. E. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY, TENN.

PAID DEC 15 1965

This is ( ) unimproved ( ) improved property, known as 1209 (House Number) Elmwood Avenue (Street) P. O. Address: Nashville (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. 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 the 9th day of December, 19 65.

Earl G. Hudgins
EARL G. HUDGINS

Sara E. Hudgins
SARA E. HUDGINS

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Gail Pigg, a Notary Public in and for said County and State, the within named Earl G. Hudgins and wife, Sara E. Hudgins the bargainor S., with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 9th day of December, 19 65.

Commission expires May 6, 1969

Gail Pigg
Notary Public

WARRANTY DEED

FROM EARL G. HUDGINS ET UX

TO J. B. TYUS ET UX

10526

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

DEC 15 3 28 PM '65

NOTED: BOOK 113 PAGE 185
RECORDING FEE $ 2.50
DEP. REG. 0

SEDDON & WILKINS, ATTORNEYS
480 JAMES ROBERTSON PARKWAY
P. O. BOX 1026
NASHVILLE, TENNESSEE 37202