BOOK 4246 PAGE 624

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $12,300.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th DAY OF June, 1968.

Notary Public

MY COMMISSION EXPIRES: March 4, 1967

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

William G. Traber, Atty. 2525 Lebanon Road, Nashville, Tennessee 37214
NAME ADDRESS

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Frank H. Hughes (NAME) | First Federal Savings & Loan (NAME) | Map 61-4 |
| 1404 Hayesboro Avenue (STREET ADDRESS OR ROUTE NUMBER) | 236 Fourth Avenue, North (STREET ADDRESS) | Par.126 |
| Nashville, Tennessee (CITY) (STATE) (P. O. ZIP) | Nashville, Tennessee (CITY) (STATE) (ZIP) | |

FOR AND IN 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, Marvin H. Hughes and wife, Katha Hughes

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Frank H. Hughes, a widower

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:

Being the westerly parts of Lots Nos. 15 and 16 on the Plan of A. J. McGaughey's 2nd Hayesboro Subdivision, as of record in Book 547, Page 43, Register's Office for said County, described according to a survey prepared by Hickerson-Miller Engineers-Surveyors, dated July 7, 1960, revised August 16, 1960, as follows:

Beginning at a point in the southerly margin of Hayesboro Avenue, 158 feet west of the westerly margin of Brush Hill Road; thence south 15° 15' east 197.2 feet to a point in the southerly line of Lot No. 15; thence along the southerly line of Lot No. 15, south 83° west 160 feet to a point; thence north 11° 30' west along the rear lines of Lots Nos. 15 and 16, 176 feet to a point in the southerly margin of Hayesboro Avenue; thence along the southerly margin of Hayesboro Avenue north 73° east 150 feet to the point of beginning.

Being the same real property conveyed to Marvin H. Hughes and wife, Katha Hughes, by deed from David Dorris and wife, Rachel Jane Dorris, of record in Book 3918, Page 208, said Register's Office.

This deed is subject to an indebtedness evidenced by an instrument of record in Book 3145, Page 503, said Register's Office.

This is ( ) unimproved (X) improved property, known as 1404 Hayesboro Avenue (House Number) (Street) Nashville, Tennessee (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 hand s this 25th day of June, 1968

x Marvin H. Hughes

x Katha Hughes

BOOK 4246 PAGE 625

STATE OF TENNESSEE
Davidson County

Personally appeared before me, WILLIAM G. TRABER, a Notary Public in and for said County and State, the within named Marvin H. Hughes and wife, Katha Hughes

the bargainor S, 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 25 day of June 19 68

Commission expires March 4, 1969

William G. Traber
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he / they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19____.

My commission expires _____

_____
Notary Public

WARRANTY DEED

FROM Marvin H. Hughes, et ux.

TO Frank H. Hughes, a widower

A 0 3 1 6 4

IDENTIF. REFERENCE

JUN 27 9 22 AM '68

FELIX Z. WILSON JR REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

MAIL TO:
W. G. TRABER
2525 LEBANON ROAD
NASHVILLE, TENN. 37214

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|---|---|---|---|---|---|
| JUN27'68 | CONV | 12,300.00 | | | |
| JUN27'68 | STAX | | A* | 31.98 | |
| JUN27'68 | RFEE | | A* | .50 | |
| JUN27'68 | MDEED | | A* | 3.00 | * 35.48 |

35.48