WARRANTY DEED BOOK 4256 PAGE 323

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Donald Hudgins	First Fed. Sav. & Loan Assn.	Map 71-8
(NAME) 535½ Wesley Ave.	(NAME) Corner 4th & Union	Par. 210
(STREET ADDRESS OR ROUTE NUMBER) Nashville Tenn.	(STREET ADDRESS) Nashville Tenn.	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	PW

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00)----------

---------- Dollars,

and other good and valuable considerations accepted as cash, receipt of which is hereby acknowledged, including the assumption to pay an indebtedness as evidenced by an instrument of record in Book 3484, page 297, Register's Office for Davidson County, Tennessee.

We, Everett R. Hudgins and wife, Reba K. Hudgins,

have this day bargained and sold, and do hereby transfer and convey unto the said

Donald Hudgins and wife, Jean Hudgins, their

~~HEIRS~~ heirs and assigns,

certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 81 on the Map of Joywood Heights, Section 1, as of record in Book 1130, page 91, Register's Office for said County.

Said Lot No. 81 fronts 60 feet on the north side of Wesley Avenue and runs back between parallel lines 160 feet to a dead line.

Being the same property conveyed to Everett R. Hudgins and wife, Reba K. Hudgins, by deed from Berniece Overton Dinning, now Garner, and husband, O. B. Garner, Jr., of record in Book 3459, page 151, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to restrictions, easements and setback lines of record.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

Subscribed and sworn to before me, this the 2 day of Aug 1968

Affiant

My commission expires: Jan 23, 1972 (Affix Seal)

Notary Public

This is ~~unimproved~~ improved (X) property, known as 535½ Wesley Ave Nashville Tenn. (House Number) (Street) P. O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said

Donald Hudgins and wife, Jean Hudgins, their ~~HEIRS~~

heirs and assigns forever. We covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered., except as noted above.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said

Donald Hudgins and wife, Jean Hudgins, their

~~HEIRS~~, heirs and assigns, against the lawful claims of all persons.

Witness our hand & this 2 day of August, 19 68 the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

X Robert K. Hudgins

X Everett R. Hudgins

This Instrument Was Prepared By

Phillip Saindon (esq)

Of The Law Firm Pedigo & Saindon
Stahlman Building: Nashville, Tennessee

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Phillip Tamplin, *a Notary Public in and for said County and State,* Everett R. Hudgins and wife, Reba K. Hudgins,

the within named bargainorS, 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 2 *day of* August, *19* 68.

Phillip Tamplin
Notary Public

Commission expires Jan. 23, 1972

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ...*a Notary Public of the State and County aforesaid, personally appeared*.....,
with whom I am personally acquainted, and who, upon oath, acknowledged .....*self to be*.....
.....*of the*.....,
the within named bargainor, a corporation, and that .....*he as such*.....,
being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by .....*self as*.....

Witness my hand and seal, at office in.....,
this.....*day of*....., *19*.....

.....*Notary Public*

Commission expires.....

AUG-28 CONV *8,200.00
AUG-28 S'TAX A* 21.32
AUG-28 PR'FEE A* .50
AUG-28 W'DEED A* 3.00 * 24.82

RUSH RUSH

A 07475

IDENTIF. REFERENCE

AUG 2 9 19 AM '68

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

WARRANTY DEED

FROM
EVERETT R. HUDGINS, ET UX
TO
DONALD HUDGINS, ET UX

Compliments of
Guaranty Title
Office of
Chicago Title Insurance Company
American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2656
NASHVILLE, TENNESSEE

PEDIGO & SAINDON