Prepared by: John W. Kelley, Attorney, 14th Fl., Third Natl. Bank Bldg., Nashville, Tennessee 37219

WARRANTY DEED

BOOK 4498 PAGE 773

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Eugene Hambrick, et ux (NAME)	Guaranty Mortgage Co. (NAME)	Map 59-13
3210 Hummingbird Drive (STREET ADDRESS OR ROUTE NUMBER)	311-7th Avenue No. (STREET ADDRESS)	Par. 19
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee 37219 (CITY) (ZONE) (STATE)	Pd

FOR AND IN CONSIDERATION of the sum of --------(7,000.00)----------

-------Seven Thousand and No/100---------- *Dollars,*

Cash in hand paid, the receipt of which is hereby acknowledged and in further consideration of the transfer and assumption of a note described in and secured by a deed of trust to Herschel Greer, Trustee, of Record in Book 3108, page 31, of the Register's Office for Davidson County,

I, Ona Marie Gibson, widow of John R. Gibson, Jr.

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

Eugene Hambrick and wife, Lucille Hambrick

their *(successors), heirs and assigns,*

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

Land in Davidson County, Tennessee, being Lot No. 124 on the Map of Treppard Heights Subdivision, Section VII as of record in Book 2900, page 13, Register's Office for Davidson County, Tennessee.

Said Lot No. 124 fronts 95 feet on the northerly side of Hummingbird Drive and runs back 226.9 feet on the easterly line and 290 feet on the westerly line to a line in the rear and measures 158.3 feet thereon:

Being same property conveyed to John R. Gibson, Jr. and wife, Ona Marie Gibson by Deed from William C. Greer, et al, of record in Book 3099, page 515, Register's Office of Davidson County, the said John R. Gibson, Jr., being now deceased.

This conveyance is made subject to all restrictive covenants easements and set-back lines that are applicable to the above described property.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value whichever is greater, for this transfer is $ 17,200.00

Subscribed and sworn to before me, this the 3rd day of May 1971

Affiant: Ona Marie Gibson

My commission expires: 10/3/73 (Affix Seal)

Notary Public: David B. Gilbert

This is improved (X) unimproved ( ) property, known as 3210 Hummingbird Dr., Nashville, (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

Eugene Hambrick and wife, Lucille Hambrick,

their *(successors),*

heirs and assigns forever. I *covenant that* I am *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 above described.

I *further covenant and bind* myself, my *heirs and representatives, to warrant and forever defend the title to said real estate to said* Eugene Hambrick and wife Lucille Hambrick

(successors), heirs and assigns, against the lawful claims of all persons.

Witness my *hand this* 3rd *day of* May, 19 71, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Ona Marie Gibson

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, David B Hulett, *a Notary Public in and for said County and State,* Ona Marie Gibson, *the within named bargainor....., with whom I am personally acquainted, and who acknowledged that* she *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at Nashville, Tennessee *this* 3rd *day of* May, *19*71

David B Hulett
Notary Public

Commission expires 10/30/73

NOTARY PUBLIC DAVIDSON CO. TENN.

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.....

MAY-4 71	CONV	17,200.00			
MAY-4 71	S TAX		A*	44.72	
MAY-4 71	PR FEE		A*	.50	
MAY-4 71	W DEED		A*	3.00	* 48.22

WARRANTY DEED

FROM

ONA MARIE GIBSON

TO

EUGENE HAMBRICK and wife,

LUCILLE HAMBRICK

B 13415

IDENTIF. REFERENCE

MAY 4 11 40 AM '71

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Guaranty Title

Office of

Chicago Title Insurance Company

American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2656
NASHVILLE, TENNESSEE