This instrument prepared by H.E. Collins, Atty.,802-51st Ave.No.,Nashville, Tenn.

WARRANTY DEED

BOOK 4597 PAGE 238

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
J. P. Hoffman, Jr. (NAME:)	Same (NAME:)	Map 103-2
6240 Henry Ford Drive (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Par. 143
Nashville, Tenn. (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

For and in Consideration of the sum of Ten and 00/100 ($10.00) *DOLLARS*

cash in hand to Hoffco Contractors, Inc., this day paid and other good and valuable considerations and the grantee has assumed and agreed to pay the balance and future interest of an indebtedness, secured by instrument of record in Book 4323, Page 963, Register's Office for Davidson County, Tennessee, to which reference is here made, in accordance with the terms of said instrument, Hoffco Contractors, Inc.

has *have bargained and sold, and by these presents do transfer and convey unto the said* J. P. Hoffman, Jr. his *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 part of lot No. 25 on the map of the C. C. Vernon Farm, as of record in book 161, page 164, Register's Office for said County, described as follows:
Beginning at a point on the southerly margin of Burgie Street at the northeast corner of a part of said lot No. 25 conveyed to James Frank Williams and wife, by deed from Malcolm L. Mimms and wife, of record in book 2332, page 345, said Register's Office; thence with the eastern boundary line of said Williams property south 5° west 79.53 feet to the northern boundary line of a part of lot No. 25 conveyed to E. E. Hood, of record in book 1349, page 198, said Register's Office, said point being the southeast corner of said Williams property; thence with the northern boundary line of Hood property and the property conveyed to Dan W. Dreaden and wife, by deed from Margaret Green Wright, of record in book 1516, page 523, said Register's Office, south 86 1/2° east 92 feet, more or less, to the southwest corner of a part of lot No. 25 conveyed to Kenneth C. Spencer and wife, by deed from Robert L. Mimms and wife, of record in Book 2273, page 529, said Register's Office; thence with the western boundary line of said Spencer property, northwardly 92 feet, more or less, to the southerly margin of said Burgie Street, Spencer's northwest corner; thence with the southerly margin of said Burgie Street, south 85-3/4° west 77 feet and north 85° west 15.5 feet, more or less, to the beginning.

Being the same property conveyed to Hoffco Contractors, Inc., by deed from Mattie Mae Gebhardt of record in Book 4323, Page 963, Register's office for Davidson County, Tennessee.

I hereby swear or affirm that the actual consideration or true value for this transfer, whichever is greater, is $7,500. Affiant William V. Hoffman

Subscribed and sworn to before me this 28th day of April 19 72

Deputy Register J. Head

unimproved ( )
This is improved (X) property, known as 505 Burges Street, Nashville, Tenn.
(House Number) (Street) P. O. Address: (City or Town)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said J. P. Hoffman, Jr., his *heirs and assigns, forever.*

And I *do covenant with the said* J. P. Hoffman, Jr. *that* I am *lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered,* except as appears of record.

And I, J.P.Hoffman, Sr., President of Hoffco Contractors, Inc. *do further covenant and bind* myself and my assigns *heirs and representatives, to warrant and forever defend the title to the said land to the said* J. P. Hoffman, Jr. his *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness my *hand this* 28 *day of* April, 1972, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

J. P. Hoffman Sr.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, ..., a Notary Public in and for said County and State, the within named.....

the bargainor....., 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....., Tennessee, this..... day of....., 19.....

....., Notary Public.

Commission Expires.....

STATE OF.....
COUNTY OF.....

Personally appeared before me, ..., a Notary Public in and for said County and State, the within named.....

the bargainor....., 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....., this..... day of....., 19.....

....., Notary Public.

Commission Expires.....

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

Witness my hand and seal, at office in Nashville, Tennessee
this 28 *day of* April *, 19* 72.

Harold E Collins
Notary Public

Commission Expires 7-28-74

HAROLD E. COLLINS NOTARY PUBLIC DAVIDSON COUNTY TENNESSEE

APR28[illegible]	CONV	*7,500.00			
APR28[illegible]	S TAX		A*	19.50	
APR28[illegible]	FEE		A*	.50	
APR28[illegible]	RECEED		A*	8.00	* 28.00

WARRANTY DEED

FROM

TO

B 5 7 5 5 0

IDENTIF. REFERENCE

APR 28 2 39 PH '72

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Guaranty Title Company
A Division of
Kansas City Title Insurance Company
American Trust Building
S. W. Cor. Third & Union
NASHVILLE, TENNESSEE