LDC-947

SPECIAL WARRANTY DEED

This Form furnished by Attorneys Title Company, Inc.

BOOK 1631 PAGE 730

Form No. WD-2

FROM

M.L. Hopkins etux

Mayme B. Hopkins

TO

George W Jones, Jr.

For draftsman's use

This Instrument prepared by;
Harold Reeves, Attorney
625 Main Street
Nashville, Tennessee, 37206

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
George W. Jones, Jr. (NAME)	George W. Jones, Jr. (NAME)	5D-02631
2617 Eugenia Ave. (STREET ADDRESS OR ROUTE NUMBER)	2617 Eugenia Ave. (STREET ADDRESS)	Map 162
Nashville, Tenn. 37211 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37211 (CITY) (STATE) (ZIP)	Par. 84

(FOR REGISTER'S USE)

373244

T
IDENTIF. REFERENCE

AUG 25 12 37 PM '72

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$124,500.00 _____ Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th DAY OF August 19 72

Notary Public

MY COMMISSION EXPIRES: _____

(AFFIX SEAL) Notary Public, State of Tennessee, at Large

For and in Consideration of the sum of ONE HUNDRED TWENTY-FOUR THOUSAND FIVE HUNDRED AND no/100---------- ($124,500.00) DOLLARS

AUG 25 72	CONV	90,000.00				
AUG 25 72	CONV	34,500.00				
AUG 25 72	S'TAX		A*	323.70		
AUG 25 72	PR'FEE		A*	.50		
AUG 25 72	W'DEED		A*	4.00	*	328.20

M. L. Hopkins Et Ux Mayme B. Hopkins have bargained and sold, and by these presents do transfer and convey unto the said George W. Jones, 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 the 5th, formerly the 7th, Civil District of Davidson County, Tennessee, a short distance east of the Nolensville Pike, described as follows:
Beginning at Andrew Williams' northeast corner in the center of the road leading from Rough Rock Church to said pike; running thence with the center of said road, north 89½° east 79 poles to a stone in front of Robinson's house, Stuart and Martin's corner; thence south 1° west 58 poles to a white oak; thence south 1¼° west 61 poles to a stone and iron wood stump on Barnes' line, being the southeast corner of lot No. 4, on the plan of the James Raines' land, of record in Minute Book "O", page 174, County Court, of which this is a part; thence with Barnes' line and the south line of said lot No. 4, north 89° west 79 poles to said Andrew Williams' southeast corner; thence with his east line, north 1½° east 117.4 poles to the beginning, and containing 58 acres and 76 poles be the same, more or less, and being Lots Nos. 4, and 5 in the Ensley and Williams' unrecorded subdivision of said lot No. 4.
Being the same property conveyed to M. L. Hopkins, by deed from Mrs. Tina Hawes, of record in Book 1036, page 46, Register's Office, for Said County.

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This is ~~unimproved~~ improved { } property, known as UNIMPROVED.
(House Number) (Street) P. O. Address: (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 M. L. Hopkins etux Mayme B. Hopkins heirs and assigns, forever.

And we do covenant with the said George W. Jones, Jr. 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.

And we, M. L. Hopkins etux Mayme B. Hopkins do further covenant and bind ourselves our heirs and representatives, to warrant specially the property hereby conveyed & that we will execute such further assurances of said land as may be requisite.

~~warrant and forever defend the title to the said land to the said George W. Jones, Jr. his heirs and assigns against the lawful claims of all persons whomsoever claiming by, from, through or under them.~~

Witness our hand s this 24th day of AUGUST, 1972

WITNESSES TO MARK OF MALCOLM L. HOPKINS

MALCOLM L. HOPKINS HIS ( ) MARK

MAYME B. HOPKINS

DISTRICT OF COLUMBIA:

~~STATE OF TENNESSEE~~
~~COUNTY OF DAVIDSON~~

Personally appeared before me, Marian W. Smith NOTARY ~~MALCOLM L. HOPKINS AND MAYME B. HOPKINS~~, a Notary Public in and for said County and State, the within named MALCOLM L. HOPKINS & MAYME B. HOPKINS

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 WASHINGTON, DC

~~Tennessee~~, this 24th day of AUGUST, 1972

Marian W. Smith, Notary Public

Commission expires June 30, 1976

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 .....