WARRANTY DEED

BOOK 4672 PAGE 160

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Joe M. Capps	First Federal Savings & Loan Assn.	117-4
(NAME) 911 Overton Lea Road	(NAME) 4th and Union	24W-12195
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tennessee	(STREET ADDRESS) Nashville, Tennessee	18 pw
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of TWENTY THOUSAND SIX HUNDRED AND NO/100 ($20,600.00) *Dollars,*

cash in hand paid by Joe M. Capps and wife, Carolyn Capps, we Katharine P. Hooper (single), Elizabeth Sue Hooper (single), James William Hooper and wife Elizabeth H. Hooper, Edward Hogin Hooper and wife Frances J. Hooper, T. C. Hooper and wife Frances S. Hooper, being all the heirs of Sue Hogin Hooper, deceased,

have this day bargained and sold, and do hereby transfer and convey unto the said Joe M. Capps and wife, Carolyn Capps, their *(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Being the easterly 47 1/2 feet of Lot No. 236 and the westerly 10 feet of Lot No. 235 on the Plan of Belmont Land Company's property called Belmont Heights, as of record in Book 421, page 34, R.O.D.C., Tennessee, described as follows:

Beginning on the northerly margin of Sweetbrier Avenue at a point 257.3 feet west of the werterly margin of Oakland Street or Avenue; thence with the northerly margin of Sweetbrier Avenue westwardly 57 1/2 feet; thence northerly 175 feet to an alley; then with said alley eastwardly 57 1/2 feet to a point 10 feet east of the corner of Lots Nos. 235 and 236; thence southwardly and parallel with the line between said two lots 175 feet to the beginning.

Being the same property conveyed to James Montgomery Hooper and wife, Sue Hogin Hooper, by deed from Mrs. Eva Davis, a widow, of record in Book 794, Page 256, R.O.D.C. Tennessee; the said James Montgomery Hooper and wife Sue Hogin Hooper being deceased.

This instrument prepared by
E. M. Haywood, Atty.
National Life Center
Nashville, Tennessee

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value whichever is greater for this transfer is $ 20,600.00

Subscribed and sworn to before me, this the 11th day of JANUARY 1973

Affiant

My commission expires: (Affix Seal)

Notary Public

This is unimproved ( ) improved (X) property, known as 1704 (House Number) Sweetbrier (Street) Nashville, Tennessee 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 Joe M. Capps and wife, Carolyn Capps, their *(successors), 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 taxes for 1973 which have been prorated and are hereby assumed by grantee.

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Joe M. Capps and wife, Carolyn Capps, their *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness our hands this 16th day of December, 1972

Katharine P. Hooper
Elizabeth Sue Hooper
James William Hooper
Elizabeth H. Hooper

Edward Hogin Hooper
Frances J. Hooper
T. C. Hooper
Frances S. Hooper

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned *a Notary Public in and for said County and State,* Katharine P. Hooper (single), Elizabeth Sue Hooper (single), James William Hooper and wife Elizabeth H. Hooper, Edward Hogin Hooper and wife Frances J. Hooper, T. C. Hooper and wife Frances S. Hooper *the within named 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 Nashville *Tennessee, this* 14th *day of* December, *19*73

Commission expires May 15, 1973 *Notary Public*

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 .....

JAN 15 73	CONV	20,600.00				
JAN 15 73	S'TAX		A*	53.56		
JAN 15 73	PR'FEE		A*	.50		
JAN 15 73	W'DEED		A*	4.00	*	58.06

PLEASE MAIL TO Dr. Joe M. Capps, 539 Medical Arts Bldg., Nashville, Tenn.

20,600.00

WARRANTY DEED

FROM
Katharine Hooper, et al

TO
Joe M. Capps, et ux

B 9 1 1 7 1

IDENTIF. REFERENCE

JAN 15 2 45 PM '73

FELIX [illegible] 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