Map 66
P/O Par. 30
m.p

STATE OF TENNESSEE)
COUNTY OF DAVIDSON) BOOK 4691 PAGE 208

The actual consideration or value, whichever is greater, for this transfer is $62,850.00.

Affiant

Subscribed and sworn to before me this 6th day of July, 1972.

Notary Public

My Commission Expires 3-6-[illegible]

This instrument was prepared by Gullett, Steele, Sanford, Robinson & Merritt, 23 Fl., Life & Casualty Tower, Nashville, Tennessee.

Address of new owners as follows: Send tax bills to:

T.Herschel Hudgins and wife, Mildred V. Hudgins — Same, 6607 Fox Hollow Road, Nashville, Tenn.

For and in consideration of the sum of Ten Dollars cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, First American National Bank and James W. Allen, Jr., Co-Trustees of the Estate of George H. Hobbs, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto T. Herschel Hudgins and wife, Mildred V. Hudgins, hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in Davidson and Cheatham Counties, State of Tennessee, described as follows, to-wit:

Tract 5

A tract of land being partially in the 9th Civil District of Cheatham County,Tennessee, and partially in the 8th Civil District of Davidson County, Tennessee, described according to a survey by G. Perry Greer and Associates, dated July 3, 1972, as follows:

Beginning at a point in the centerline of River Road, said point being N79-18W a distance of 197.0' from the Southwest corner of the property conveyed to Searcy B.Page et ux by deed of record in Book 2450, page 605, Register's Office of Davidson County, and being the Southeast corner of the herein described tract; thence with the centerline of River Road N79-18W a distance of 110' to a point; thence leaving the centerline of River Road N03-31E a distance of 2192.5' to a point at the edge of the Cumberland River; thence with said river S83-53E a distance of 317.0' to a point in the Western line of said Page property; thence with the line of said Page S03-50W a distance of 1000' to a point; thence leaving the line of said Page N86-10W a distance of 170' to a point; thence S05-04W a distance of 1193.2' to the beginning, and containing 10.7 acres, more or less.

Tract 6

A tract of land being partially in the 9 Civil District of Cheatham County, Tennessee, and partially in the 9 Civil District of Davidson County, Tennessee, described according to a survey by G. Barry Greer and Associates, dated July 3, 1972, as follows:

Beginning at a point in the centerline of River Road, being the Southwest corner of the property conveyed to Searcy B. Page et ux by deed of record in Book 2450, page 625, Register's Office of Davidson County, and being the Southeast corner of the herein described tract; thence with the centerline of River Road N79-18W a distance of 197' to a point; thence leaving the centerline of River Road N05-04E a distance of 1193.2' to a point; thence S86-10E a distance of 170' to a point in the line of said Page property; thence with the line of Page S03-50W a distance of 1216.5' to the beginning and containing 5.0 acres, more or less.

Tract 21
A tract of land in the 8 Civil District of Davidson County, Tennessee, being tract No. 21 on the plan for division of the George H. Hobbs Estate (not of record), described according to a survey by G. Barry Greer and Associates dated July 14, 1972, as follows:

Fronts 235' on River Road and runs back between lines 623.51' on the East and 629.29' on the West to a line on which it measures 230' and contains 3.34 acres, more or less.

Tract 22
A tract of land in the 8 Civil District of Davidson County, Tennessee, being tract No. 22 on the plan for division of the George H. Hobbs Estate (not of record), described according to a survey by G. Barry Greer and Associates dated July 14, 1972 as follows:

Fronts 228' on the centerline of River Road and runs back between lines 617.87' on the East and 623.51' on the West to a line on which it measures 239' and contains 3.32 acres, more or less.

Tract 23
A tract of land in the 8 Civil District of Davidson County, Tennessee, being tract No. 23 on the plan for division of the George H. Hobbs Estate (not of record), described according to a survey by G. Barry Greer and Associates dated July 14, 1972, as follows:

Fronts 220' on the centerline of River Road and runs back between lines 616.64' on the East and 617.87' on the West to a line on which it measures 210' and contains 3.05 acres, more or less.

Tract 24
A tract of land in the 8 Civil District of Davidson County, Tennessee, being tract No. 24 on the plan for division of the George H. Hobbs Estate (not of record), described according to a survey byG. Barry Greer and Associates, dated July 14, 1972, as follows:

Beginning at the intersection of the centerline of Biggs Road and the centerline of River Road; thence with the centerline of Biggs Road S60-02W a distance of 245.2' to a point; thence S75-07W a distance of 178.5' to a point; thence S44-29W a distance of 347.5' to a point; thence leaving the centerline of Biggs Road N39-22W a distance of 162.0' to a point; thence N30-12E a distance of 616.64' to a point in the centerline of River Road; thence with the centerline of River Road S60-07E a distance of 485.6' to the beginning, and containing 4.34 acres, more or less.

Tract 25
A tract of land in the 8 Civil District of Davidson County, Tennessee, being tract No. 25 on the plan for division of the George H. Hobbs Estate (not of record), described according to a survey by G. Barry Greer and Associates dated July 14, 1972, as follows:

Beginning at a point in the centerline of Biggs Road, said point being the Southeast corner of tract 24 and the Northeast corner of the herein described tract; thence with the centerline of Biggs Road S44-29W a distance of 220' to a point; thence S29-27W a distance of 111.85' to a point; thence leaving the centerline of Biggs Road N52-38W a distance of 782.39' to a point; thence N29-51E a distance of 279.8' to a point; thence S60-09E a distance of 679' to a point; thence S39-22E a distance of 162' to the beginning, and containing 6.0 acres, more or less.

Tract 26
A tract of land in the 8 Civil District of Davidson County, Tennessee, being tract No. 26 on the plan for division of the George H. Hobbs Estate (not of record), described according to a survey by G. Barry Greer and Associates, dated July 14,1972, as follows:

Fronts 357.1' on the centerline of Biggs Road and runs back between lines 659.27' on the South and 782.39' on the North to a line on which it measures 311.5' and containing 5.44 acres, more or less.

The above eight tracts of land being part of the same property conveyed to First American National Bank of Nashville and James W. Allen, Jr., Co-Trustees of the Estate of George H. Hobbs, Deceased, of record in Will Book 89, page 296, Probate Court for Davidson County, Tennessee.

Restrictive covenants of record in Book 4622, page 154, R.O.D.C., and Book 160, page 86, R.O.C.C., apply to this property.

A barn on Tract 6 is reserved until January 1, 1973.

1972 taxes are prorated and assumed by the Seller.

This conveyance is subject to easements which a visible inspection of the premises would disclose, including but not limited to all roads, cemeteries, flowage of creeks; and high and low water mark of the Cumberland River, as to tract 5.

TO HAVE AND TO HOLD the said tracts or parcels of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantees, their heirs and assigns, forever; and we do covenant with the said Grantees 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, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Grantees, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

WITNESS our hands this 8 day of August, 1972.

James W. Allen, Jr.

FIRST AMERICAN NATIONAL BANK OF NASHVILLE

By Emmett Russell ASST TRUST OFFICER

ATTEST: C. L. Smith
TRUST OFFICER

Co-Trustees of the Estate of George H. Hobbs, Deceased.

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, B. B. Gullett, a Notary Public in and for said County and State, the within named James W. Allen, Jr., the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 9th day of Aug, 1972.

B. B. Gullett
Notary Public

My Comm. Exp: 24 Jan 1974

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Before me, Mrs. Sam Pallen, a Notary Public within and for the State and County aforesaid, appeared Emmett Kinnett III and K. L. Smith, with whom I am personally acquainted, and who upon their several oaths acknowledged themselves to be the ASS'T TRUST OFFICER and TRUST OFFICER, respectively of the First American National Bank, the within named bargainor, a national banking association, and that they as such ASS'T TRUST OFFICER and TRUST OFFICER, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the bank by the said Emmett Kinnett III as such ASS'T TRUST OFFICER and attesting the same by the said K. L. Smith as such TRUST OFFICER.

Witness my hand and official seal at office at Nashville, Tennessee, on this the 8 day of August, 1972.

Mrs. Sam Pallen
Notary Public

My Comm. Exp. 11/24/74

B 99235

IDENTIF. REFERENCE

MAR 22 10 56 AM '73

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

MAR 22	CONV	62,850.00		
MAR 22	S'TAX		A* 163.28	
MAR 22	PR'FEE		A* .50	
MAR 22	W'DEED		A* 8.00	* 171.78