BOOK 4698 PAGE 476

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Russell Tidwell ETUX (NAME)	First Federal Savings and Loan (NAME)	Map 133-7
3321 Mimosa Drive (STREET ADDRESS OR ROUTE NUMBER)	4th and Union Street (STREET ADDRESS)	Par 105
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee 37219 (CITY) (ZONE) (STATE)	

372 17

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00)----------
---------- Dollars,
and other good and valuable considerations accepted as cash, receipt of which is hereby acknowledged, including the assumption to pay an indebtedness as evidenced by an instrument of record in Book 4370, page 174, Register's Office for said County.

We, Keith Hughes and wife, Renee Hughes

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

James R. Tidwell and wife, Janice J. Tidwell

their (SEXES), heirs and assigns,

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

Land in Davidson County, Tennessee, being Lot No. 26 on the Map of Glencoe Acres, Section I, as of record in Book 1835, pages 137 and 138, Register's Office for said County.

Said Lot fronts 91 feet on the west side of Mimosa Drive and extends back 199.3 feet on the south line and 204.7 feet on the north line, which is a broken line, to a dead line and measures 51 feet thereon.

Being the same property conveyed to Keith Hughes and wife, Renee Hughes by deed from Freddie Robert Hughts and wife, Luna P. Hughes of record in Book 4469, page 924, Register's Office for Davidson County, Tennessee.

It is agreed and understood that the escrow account in connection with the aforesaid indebtedness is hereby transferred to said purchasers. Insurance on said property is transferred to said purchasers.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 20,003.00

Subscribed and sworn to before me, this the 5 day of April 19 73

Affiant William C. Hunter Jr.

My commission expires: Oct. 16, 1976 (Affix Seal)

Notary Public Jackie W. Chilton

This is { unimproved ( ) / improved ( ) } property, known as ..... (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

James R. Tidwell and wife, Janice J. Tidwell

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 as noted above.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said

James R. Tidwell and wife, Janice J. Tidwell, their

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

Witness our hands this 5th day of April, 19 73 the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Keith Hughes

Renee Hughes

This Instrument Was Prepared By

Dewey W. Pedigo

of The Law Firm Pedigo & Saindon

Stahlman Building Nashville, Tennessee

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Jackie W. Charlton, a Notary Public in and for said County and State, Keith Hughes and wife, Renee Hughes the within named bargainors, 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 5 day of April, 19 73

Commission expires Oct. 16, 1976 Jackie W. Charlton 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.....

APR16 75 CONV 20,003.00
APR16 75 S'TAX A* 52.00
APR16 75 PR'FEE A* .50
APR16 75 W'DEED A* 4.00 * 56.50

WARRANTY DEED

FROM

KEITH HUGHES, ET UX

TO

JAMES R. TIDWELL, ET UX

C 0 2 5 1 7.

IDENTIF. REFERENCE

APR 16 8 54 AM '73

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

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

PEDIGO & SAINDON