BOOK 4752 PAGE 819

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Ruby Faye A Hooper (NAME)		60A-26580
P.O. Box 15571 (STREET ADDRESS OR ROUTE NUMBER)	SAME (NAME / STREET ADDRESS)	Map 119-9
Nashville, Tenn 37215 (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	Par. 43

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.

We, John E. Simmons and Clara D. Simmons

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

Ruby Faye S. Hooper

her XXXX (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 45 on the Revised and corrected Plan of Thompson & Rings Subdivision of Edenwold Par, of record in Book No. 332, page 29, Register's Office for Davidson County, Tennessee.

Said Lot No. 45 fronts 50 feet on the easterly side of Marshall Avenue and runs back between parallel lines, 150 feet to an alley.

Being the same property conveyed to M. I. Simmons and wife, Laura Simmons by deed from William W. Nix, and wife, Grace E. Nix, of record in Book 663, page 359, said Register's Office. The said Laura E. Simmons died December 19, 1963, and M. I. Simmons died December 13, 1964, leaving his heirs at law, two sons, namely John E. Simmons and Martin L. Simmons. Martin L. Simmons died August 3, 1973, leaving as his sole beneficiary under his will Rule #58920, his widow Clara D. Simmons.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 11.00

Subscribed and sworn to before me, this the 27 day of September 1973

Affiant: Ruby Faye S. Hooper

My commission expires Oct 29 1975 (Affix Seal)

Notary Public: James D. Hickerson

JAMES D. HICKERSON NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

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 Ruby Faye S. Hooper, her (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.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Ruby Faye S. Hooper, her (successors), heirs and assigns, against the lawful claims of all persons.

Witness our hand S this 28 day of Sept, 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.

John E Simmons

Clara D. Simmons

This Instrument Was Prepared By

Phillip Saindon (gj)

Of The Law Firm Pedigo & Saindon
Stahlman Building: Nashville, Tennessee

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Edward W. Hill, a Notary Public in and for said County and State, John E. Simmons and Clara D. Simmons 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 28 day of Sept, 19 73.

EDWARD W. HILL NOTARY PUBLIC DAVIDSON CO. TENN.

Edward W. Hill Notary Public

Commission expires 10-31-76

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.....

EAGLE TITLE CO. NASHVILLE, TENN.

OCT-5	CONV	11,000.00			
OCT-5	S'TAX		A*	28.60	
OCT-5	PB'FEE		A*	.50	
OCT-5	W'DEED		A*	4.00	* 33.10

WARRANTY DEED

FROM

JOHN E. SIMMONS, ET AL

TO

RUBY FAYE S. HOOPER

C 26674

IDENTIF. REFERENCE

OCT 5 10 13 AM '73

FELIX Z. WILSON 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

ED HILL REALTY CO.
2221 NOLENSVILLE, RD.