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This Form furnished by Attorneys Title Company, Inc.

Form No. WD-2

FROM

John Hinson Builders

TO

Robert W. Shouse ET Ux

RETURN TO
CLYDE PAUL HOLLAND, ATTY.
2016 Parkway Towers Bldg.
Nashville, Tennessee 37219

For draftsman's use

This instrument prepared by
CLYDE PAUL HOLLAND, ATTY.
2016 Parkway Towers Bldg.
Nashville, Tennessee 37219

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Robert W. Shouse (NAME)	First and Mid-South Mortgage Co (NAME)	148-9
4568 Xavier Drive (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 2568 (STREET ADDRESS)	136
Antioch, Tennessee (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	

(FOR REGISTER'S USE)

IDENTIF. REFERENCE
JAN 28 1 10 PM '74
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TENN.

G39982

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$ 25,500.00 Robert W Shouse
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF January, 1974

Notary Public

MY COMMISSION EXPIRES: 5-1-74
(AFFIX SEAL)

NOTARY PUBLIC DAVIDSON COUNTY, TENN.

For and in Consideration of the sum of ----------TEN AND NO/100----------

----------($10.00)---------- DOLLARS cash in hand paid by ROBERT W. SHOUSE and wife, SUSAN E. SHOUSE, and other good and valuable considerations, receipt of which is hereby acknowledged,

John Hinson, Dorris Young and Horace C Young, a partnership d/b/a JOHN HINSON BUILDERS

HAS ~~XXX~~ bargained and sold, and by these presents DOES transfer and convey unto the said ROBERT W. SHOUSE and wife, SUSAN E. SHOUSE

their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

LAND in Davidson County, Tennessee, being Lot No. 138 on the Plan of Oakwood Terrace, Section Two, of record in Book 4460, page 119, Register's Office for said County.

SAID Lot No. 138 fronts 60.0 feet on the northerly side of Xavier Drive and runs back 145.0 feet on the westerly line and 153.33 feet on the easterly line to a rear line, measuring 60.57 feet thereon.

BEING property conveyed to John Hinson Builders, by deed from Williamsburg Corporation, of record in Book 4690, page 579, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to the plan of record which shows an owners certificate, a 30-foot minimum building setback line from Xavier Drive and a 10-foot easement for public utility purposes along the rear line of said lot, and a 2 1/2 x 25-foot utility anchor easement located on the southwest corner of said lot; restrictions of record in Book 4689, page 376, and Book 4650, page 995, Register's Office for Davidson County, Tennessee.

JAN28	CONV	25,500.00			
JAN28	STAX		A*	66.30	
JAN28	RFEE		A*	.50	
JAN28	WDEED		A*	4.00	* 70.80

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This is { unimproved / improved } property, known as 4568 Xavier Drive (House Number) (Street) Antioch 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 ROBERT W. SHOUSE and wife, SUSAN E. SHOUSE their heirs and assigns, forever.

And we do covenant with the said ROBERT W. SHOUSE and wife, SUSAN E. SHOUSE 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, except as of record.

And John Hinson, Dorris Young and Horace C. Young, a partnership d/b/a John Hinson Builders does further covenant and bind themselves, their successors, heirs and representatives, to warrant and forever defend the title to the said land to the said ROBERT W. SHOUSE and wife, SUSAN E. SHOUSE, their heirs and assigns against the lawful claims of all persons whomsoever.

Witness our hands this 23th day of January, 1974

Horace C. YOung, H. C. Young are one and the same person.

John Hinson
Dorris Young
H. C. Young

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Barbara R. Turner, a Notary Public in and for said County and State, the within named Dorris Young and H. C. Young, the 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 23rd day of Jan., 1974.

Barbara R. Turner
Notary Public

Commission expires 5-25-75

BARBARA R. TURNER NOTARY PUBLIC STATE OF TENNESSEE

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named John Hinson, 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 offical seal at Nashville, Tennessee This 23 Day of Jan, 1974.

Notary Public

My Commission Expires: 5-12-74

CLYDE R. HOLLAND NOTARY PUBLIC DAVIDSON