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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $13,705.74

Frank D. Hooberry
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14th DAY OF June 1974.

Notary Public

MY COMMISSION EXPIRES: 2-1-75

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
WILKINS & ADAMS, Attorneys, 112 Stahlman Building, Nashville, Tenn.
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Frank D. Hooberry (NAME)	Mortgage Associates, Inc. (NAME)	12D 11800
3831 Edwards Avenue (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 28146 (STREET ADDRESS)	Map 61-10
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	Atlanta, Georgia 30328 (CITY) (STATE) (ZIP)	Par 68

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, ROBERT C. MENCER and wife, KATRINA E. MENCER

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO FRANK D. HOOBERRY and wife, ELIZABETH HOOBERRY

HEREINAFTER CALLED THE GRANTEES, 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. 94 on the plan of Maplewood Heights Subdivision, of record in Plan Book 547, pages 76 and 77, Register's Office for said County.

SAID Lot No. 94 fronts 100 feet on the easterly margin of Edwards Avenue and extends back between parallel lines 300 feet to a dead line.

BEING the same property conveyed to Robert C. Mencer and wife, Katrina E. Mencer by deed from James W. Monroe, unmarried, of record in Book 4666, page 299, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all restrictions, easements, or other encumberances which are matters of public record.

It is understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantees to assume the unpaid balance of a note secured by a first mortgage deed of trust to Mortgage Associates, Inc., of record in Book 4468, page 710, Register's office for Davidson County, Tennessee, and also to assume the balance of a note secured by a second mortgage deed of trust to Archie F. Hutton of record in Book 4666, page 301, Register's Office for Davidson County, Tennessee, and also that the escrow account in connection with the aforesaid first mortgage deed of trust is hereby transferred to the said Grantees.

This is improved (X) unimproved ( ) property, known as 3831 Edwards Avenue, Nashville, Tennessee
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel 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 14th day of June, 1974

Robert C. Mencer

Katrina E. Mencer

Robert C. Mencer

Katrina E. Mencer

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named ROBERT C. MENCER and wife, KATRINA E. MENCER

the 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 June 1974.

Commission expires 5-1-76

Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he / they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19__.

My commission expires _____

Notary Public

MS

WARRANTY DEED

FROM

ROBERT C. MENCER ET UX

TO

FRANK D. HOOBERRY ET UX

C 5 9 8 1 5

IDENTIF. REFERENCE

JUN 20 3 59 PM '74

FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TENN.

JUN 20 74	CONV	13,705.74			
JUN 20 74	S'TAX		A*	35.62	
JUN 20 74	PR'FEE		A*	.50	
JUN 20 74	W'DEED		A*	4.00	* 40.12

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

WILKINS & ADAMS
ATTORNEYS-AT-LAW
112 STAHLMAN BUILDING
NASHVILLE, TENNESSEE 37201

Rec'd Bk 8