FORM NO. WD-1

BOOK 4828 PAGE 854

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 75,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26 DAY OF June, 1974.

Notary Public

MY COMMISSION EXPIRES: 2-8-78

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
JOHNSON & EDWARDS, ATTORNEYS, 600 Stahlman Building, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James D. Hughey, et ux (NAME)	Guaranty Mortgage (NAME)	13DA-21260
3006 Knobdale Rd. (STREET ADDRESS OR ROUTE NUMBER)	First American Center (STREET ADDRESS)	MAP 71-1
Nashville, Tenn. 37214 (CITY) (STATE) (P. O. ZIP)	Nashville, Tenn. (CITY) (STATE) (ZIP)	PAR 124

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~~ I, John T. Tucker, Jr., unmarried,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James D. Hughey and wife Constance B. Hughey

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. 26 on the Revised Plan of Trinity Hills Village, Section One, First Addition, as of record in Book 4175, Page 92, Register's Office Davidson County, Tennessee.
SAID Lot No. 26 fronts 50 feet on the westerly side of Woodridge Drive and extends back 117.6 feet on the southerly line and 119.2 feet on the northerly line to a rear line which measures 68.2 feet thereon.
BEING the same property conveyed JOhn T. Tucker, Jr., unmarried, by deed of record in Book 4430, Page 822, Register's Office Davidson County, Tennessee.

THIS conveyance is made subject to the terms and conditions and limitations contained in a deed of trust dated July 7, 1970, of record in Book 4430, Page 824, Register's Office Davidson County, Tennessee, to which reference is here made.

Grantor hereby assigns, sets over and transfers unto the Grantees, all his right, title and interest in and to the escrow accounts and insurance.

This is ~~unimproved~~ improved property, known as 2332 Woodridge Drive, Nashville, Tennessee 37207
(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 my hand this 26 day of June, 19 74

John T. Tucker, Jr.

STATE OF TENNESSEE
Davidson County

BOOK 1828 PAGE 855

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named John T. Tucker, Jr., unmarried, 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 Davidson, Tennessee, this 26 day of June 19 74

Commission expires 2-8-78

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

WARRANTY DEED

FROM John T. Tucker, Jr., unmarried

TO James D. Hughey, et ux

C 6 0 5 7 1

T

IDENTIF. REFERENCE

JUN 26 1 31 PM '74

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

JUN26 74	CONV	15,500.00				
JUN26 74 S'TAX			A*	40.30		
JUN26 74 PR'FEE			A*	.50		
JUN26 74	W'DEED		A*	4.00	*	44.80