WARRANTY DEED

BOOK 4869 PAGE 421

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Delphia Bean (NAME)	Mortgage Assoc. Inc. (NAME)	Map 96-9
3820 Lakeland Dr. (STREET ADDRESS OR ROUTE NUMBER)	1835 Savoy Drive NE (STREET ADDRESS)	Par. 173
Nashville Tenn 37214 (CITY) (P. O. ZONE) (STATE)	Atlanta Georgia 30341 (CITY) (ZONE) (STATE)	3D-59706

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 4683, page 238, Register's Office for Davidson County, Tennessee.

I, Clifford Hooper, a single person,

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

Delphia Bean, a unmarried person

her ~~successors~~, heirs and assigns,

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

Land in Davidson County, Tennessee, being Lot No. 17 on the Plan of Twin Lawn Subdivision, of record in Book 2331, page 9, Register's Office for said County.

Said Lot No. 17 fronts 90.3 feet on the northerly side of Lakeland Drive and extends back between lines, 232.9 feet on the westerly line and 120 feet on the easterly line, to a broken line, in the rear, said line being a dead line, and measuring 167 feet thereon.

Being the same property conveyed to Clifford Hooper, single by deed from Steven G. Varnell and wife, Clara Ann Varnell of record in Book 4683, page 236, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value whichever is greater, for this transfer is $ 74,233.63

Subscribed and sworn to before me, this the 14 day of Nov 1974

Affiant Delphia Bean

My commission expires: 7-26-77 (Affix Seal)

Notary Public

CLIFFORD HOOPER 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

Delphia Bean, her

heirs and assigns forever. I covenant that I am 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.

I further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to said real estate to said

Delphia Bean, her

~~RECORDED~~ heirs and assigns, against the lawful claims of all persons.

Witness my hand this 14 day of November, 1974, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Clifford Hooper

This Instrument Was Prepared By

Doug Pedigo

Of The Law Firm Pedigo & Lindon

Stahlman Building: Nashville, Tennessee

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Earl Hooper, a Notary Public in and for said County and State, Clifford Hooper

the within named 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 Nashville this 12 day of November, 19 74.

EARL HOOPER NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

Commission expires 7-26-77

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.....

NOV 19 74	CONV	29,233.63			
NOV 19 74	S'TAX		A*	75.92	
NOV 19 74	PR'FEE		A*	.50	
NOV 19 74	W'DEED		A*	4.00	* 80.42

WARRANTY DEED

FROM CLIFFORD HOOPER, A SINGLE PERSON

TO DELPHIA BEAN

C 7 8 7 9 5

IDENTIF. REFERENCE

Nov 19 3 07 PM '74

FELIX Z. WILSON II, REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238

PEDIGO & SAINDON