SEND TAX BILL
TO: Buyer
Thos E. Huggins etux
2421 Hendee Lane
Nash. Tenn 37214

This instrument prepared by:
YELTON & TURNER
Attorneys at Law
Mt. Juliet, Tennessee

Map 73-8
Par 2

WARRANTY DEED

BOOK 4887 PAGE 513

THIS INDENTURE made and entered into on this the 24th day of JANUARY 19 75, by and between

THOMAS KING AND WIFE, HELEN S. KING

hereinafter referred to as the GRANTORS, and

THOMAS E. HUGGINS AND WIFE, LOLA F. HUGGINS

hereinafter referred to as the GRANTEES.

WITNESS, That for and in consideration of the sum of TEN ($10.00) DOLLARS CASH IN HAND PAID GRANTORS BY GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS,

the receipt and sufficiency of which is hereby acknowledged, the said GRANTORS have this day bargained and sold and by these presents do transfer and convey unto the said GRANTEES, their heirs and assigns, the following described tract or parcel of land, to-wit:

Lying and being in the 3rd Civil District of DAVIDSON County, Tennessee, and more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 308 on the Plan of Sunset View, Section VI, as of record in Book 2900, pages 54 and 55, Register's Office for said County.

Said Lot fronts 144 feet on the southwesterly side of McGavock Pike and runs back 228 feet on the southeasterly line and 251.6 feet on the northwesterly line to a dead line in the rear on which it measures 111.7 feet.

Being the same property conveyed to Thomas King and wife, Helen S. King by deed dated November 18, 1964 from Robert E. Steverson and wife, Velma L. Steverson, of record in Book 3834, page 386, Register's Office for Davidson County, Tennessee.

Possession shall be given on the date of the deed.

STATE OF TENNESSEE
COUNTY OF

I hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater is $30,125.75 which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

Affiant Thomas E. Huggins

Subscribed and sworn to before me this the 6th day of February 19 75

Notary Public Mary E. Martin

MARY E. MARTIN NOTARY PUBLIC

BUY E. YELTON
ATTORNEY-AT-LAW
OAKLAND AVENUE
MT. JULIET, TENNESSEE 37122

FEB-6 CONV 30,925.73
FEB-6 STAX A* 80.34
FEB-6 PAFEE A* .50
FEB-6 WDEED A* 4.00 * 84.84

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title, and interest thereto belonging unto the said GRANTEES, their heirs and assigns, forever; and the said GRANTORS do covenant with the said GRANTEES that they are lawfully seized and possessed of said land in fee simple; have a good and lawful right to convey same, and that the same is unincumbered.

The GRANTORS further covenant and bind themselves, their heirs and representatives, to warrant and forever defend the title to said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever.

When necessary for a proper construction hereof, the plural case shall be read singularly, and so construed.

WITNESS OUR HANDS on this the day and date first above written.

Thomas King

Helen S. King

I hereby swear or affirm that the actual consideration or true value for this transfer, whichever is greater, is $30,925.73 Affiant Thomas E. Huggins
Subscribed and sworn to before me this 6th day of February 1975
Deputy Register (O)(O)

STATE OF TENNESSEE

COUNTY OF

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named bargainor,

THOMAS KING AND WIFE, HELEN S. KING

with whom I am personally acquainted, and who acknowledged the execution of the foregoing instrument for the purposes therein contained.

Witness my hand and official seal of office in

on this the 24, day of JANUARY, 1975.

Nancy C. Courlund
NOTARY PUBLIC

MY COMMISSION EXPIRES: 4-23-78

C8671 3

IDENTIF. REFERENCE

FEB 6 12 11 PM '75
REGISTER
DAVIDSON COUNTY, TENN.