THIS INSTRUMENT WAS PREPARED BY: DAVID RUTHERFORD, ATTORNEY, NASHVILLE, TENN.

WARRANTY DEED

BOOK 4893 PAGE 864

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
RONALD L. HOOKS (NAME)	SECURITY FEDERAL SAV. & LOAN (NAME)	
ROUTE #1, EATON'S CREEK RD. (STREET ADDRESS OR ROUTE NUMBER)	2700 FRANKLIN ROAD (STREET ADDRESS)	38
NASHVILLE, TENN. 37218 (CITY) (P. O. ZONE) (STATE)	NASHVILLE, TENN. 37204 (CITY) (ZONE) (STATE)	44 PW

FOR AND IN CONSIDERATION of the sum of ($10.00)

TEN AND NO/100---------- *Dollars,*

cash in hand paid and other good and valuable consideration paid by the grantees, the receipt of which is hereby acknowledged,

We, James N. Reed and wife, Anita M. Reed

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

Ronald L. Hooks and wife, Marjorie Hooks

their *(successors), heirs and assigns,*

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

Land in the 14th, formerly the 24th Civil District of Davidson County, Tennessee being tract No. 3, as described according to a survey by G. Barry Greer, Surveyor, dated February 17, 1971, and revised March 31, 1971 as follows: Beginning at a point in the center of Eaton's Creek Road, said point being 308.6 feet south of the southerly line of the property conveyed to Herman H. Ingram and wife, recorded in Book 3284, page 577, Register's Office for said County; thence south 87° 30' east 870 feet, more or less to a point; thence south 4° 46' west 166.1 feet to a point; thence north 87° 30' west 814.3 feet to a point in the center of Eaton's Creek Road; thence northwestwardly 173.6 feet to the point of beginning. Together with easement for maintenance for private water line running from a meter box at the northwest corner of Tract 2 shown on said revised survey by Greer southwardly to the residence situated on the above described Tract 3.

Being the same property conveyed to James N. Reed and wife, Anita M. Reed, by deed from Time Investment Company, a Tennessee corporation, of record in Book 4596, page 740, Register's Office for said County.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value whichever is greater, for this transfer is $ 29,500.00

Subscribed and sworn to before me, this the 25th day of February 19 75

Affiant Ronald L. Hooks

My commission expires Apr 27, 1975 (Affix Seal)

Notary Public Hugh J Brantley

This is improved ( ) unimproved ( ) 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

Ronald L. Hooks and wife, Marjorie Hooks

their *(successors),*

heirs and assigns forever. We covenant that we are *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 for the 1975 taxes which have been prorated and assumed by the grantees herein.

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said*

Ronald L. Hooks and wife, Marjorie Hooks

(successors), heirs and assigns, against the lawful claims of all persons.

Witness our *hand* S *this* 25th *day of* February, 19 75, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

James N. Reed

Anita M. Reed

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Hugh J. Bradley, a Notary Public in and for said County and State, James N. Reed and Anita M. Reed

the within named 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 25th day of February, 19 75.

Hugh J Bradley Notary Public

Commission expires April 29, 1975

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.....

MAR-5 75	CONV	29,500.00			
MAR-5 75	S'TAX		A*	76.70	
MAR-5 75	PR'FEE		A*	.50	
MAR-5 75	W'DEED		A*	4.00	* 81.20

WARRANTY DEED

FROM
JAMES N. REED ET UX

TO
RONALD L. HOOKS ET UX

C 89645

IDENTIF. REFERENCE

MAR 5 11 30 AM '75

FELIX E. ZOLLICOFFER, REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

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