This Form furnished by Attorneys Title Company, Inc.

Form No. WD-2

FROM

Kenneth M. Hudgens

TO

Margrett Lee Coburn

For draftsman's use

This instrument was prepared by
Jno. B. Cobb, Jr., Attorney at Law
Stahlman Building, Nashville, Tenn.

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Margrett Lee Coburn (NAME)	National Mortgage Company (NAME)	52-2
627 Blackstone Avenue (STREET ADDRESS OR ROUTE NUMBER)	4041 Knight Arnold Road (STREET ADDRESS)	160
Madison, Tennessee 37115 (CITY) (STATE) (P. O. ZIP)	Memphis, Tennessee 38118 (CITY) (STATE) (ZIP)	11D 45935

(FOR REGISTER'S USE)

T
IDENTIF. REFERENCE

APR 21 1 38 PM '75

FELIX A. WILSON, REGISTER
DAVIDSON COUNTY, TENN.

C95039

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$ 15,000.00 Margrett L Coburn
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th DAY OF April 19 75

Notary Public

MY COMMISSION EXPIRES: Oct 26 1976

(AFFIX SEAL)

For and in Consideration of the sum of Ten and No/100 ($10.00) DOLLARS

Cash in hand paid and other good and valuable considerations, the receipt of which is hereby acknowledged, and in further consideration the grantee has assumed and agreed to pay the remaining unpaid balance of a certain note which is secured by a deed of trust executed by Stephen R. Ammons and wife, Barbara Ammons, to Union Planters National Bank, Trustee, of record in Book 4462, page 909, Register's Office for Davidson County, Tennessee, reference to which instrument is here made for a more particular description of said note and the terms and conditions of said deed of trust, the obligations of which are assumed by the said grantee.

I, Kenneth M. Hudgens, unmarried have bargained and sold, and by these presents do transfer and convey unto the said

Margrett Lee Coburn

her 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 the easterly 20 feet of Lot No. 7 and the westerly 60 feet of Lot No. 8 of Block "B" on the Revised Map of Rainbow Terrace Subdivision, as of record in Book 1130, page 85, Register's Office for said County.

Said parts of Lots adjoin and front together 80 feet on the northerly side of Blackstone Avenue, and extend back between parallel lines, 150 feet to a dead line.

Being the same property conveyed to Kenneth M. Hudgens, by deed from William Sircy and wife, Bonnie Y. Sircy, of record in Book 4648, page 57, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to restrictive covenants of record in Book 1380, page 88, and Book 1535, page 519, said Register's Office, and the Plan of record in Book 1130, page 85, said Registers Office, which shows an owner's certificate, a 30 foot minimum building setback line from Blackstone Avenue, and a 10 foot easement for public utility purposes along the rear line of said lot.

BOOK 4905 PAGE 840 WD-2

This is {unimproved ( ) / improved (x)} property, known as 627 Blackstone Avenue (House Number) (Street) Madison, Tennessee (P. O. Address: City or Town) (Postal Zone)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Margrett Lee Coburn her heirs and assigns, forever.

And I do covenant with the said Margrett Lee Coburn that I am lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered., except as set out herein.

And I, Kenneth M. Hudgens, unmarried do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said Margrett Lee Coburn her heirs and assigns against the lawful claims of all persons whomsoever.

Witness my hand this 17 Th day of April, 1975

Kenneth M Hudgens

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, SAM N. YOUNG, a Notary Public in and for said County and State, the within named Kenneth M. Hudgens, 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 Nashville Tennessee, this 17 Th day of April, 19 75

Sam N Young Notary Public.

Commission expires Oct. 26, 1976

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

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 ..... APR21'75 CONV 15,000.00 APR21'75 STAX A* 39.00 APR21'75 PRTFEE A* .50 APR21'75 MDEED A* 4.00 * 43.50 ,

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 .....