BOOK 4915 PAGE 376 FORM NO. WD-1

MAIL TO
PIONEER REALTY
4705 CALLATIN RD.
NASHVILLE, TN. 37216

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 27,313.33

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22 DAY OF May, 19 75

Notary Public

MY COMMISSION EXPIRES: 2-28-78

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
PIONEER REALTY 4705 CALLATIN RD NASHVILLE, TN. 37216
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James T. Newman (NAME)	Lovell & Malone, Inc. (NAME)	Map-Par 41-6-278
524 Singer Avenue (STREET ADDRESS OR ROUTE NUMBER)	Uptown Parkway Towers, P.O. Box 2663 (STREET ADDRESS)	Sta.
Madison, Tn. 37115 (CITY) (STATE) (P. O. ZIP)	Nashville, Tn. 37219 (CITY) (STATE) (ZIP)	110-61192

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, James D. Hughey and wife Constance B. Hughey

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James T. Newman and wife Dorothy K. Newman

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 located in Davidson County, Tennessee, being Lot No. 169 on the Plan of Madison Park, Section 7, of record in Book 4300, Page 84, Register's Office for said County, described as follows:
Said Lot No. 169 fronts 64.90 feet on the northerly side of Singer Drive and extends back 140.9 feet on it's easterly line and 141.56 feet on its westerly line to a dead line in the rear on which it measures 64.86 feet.
Being the same property conveyed to James D. Hughey, by deed from Thomas A. Bumpus and wife, Irene J. Bumpus, of record in Book 4741, Page 945, Register's Office Davidson County, Tn.

Note: This conveyance is made subject to the terms and conditions of a deed of trust of record in Book 4559, Page 132, and re-recorded in Book 4561, Page 451, Register's Office Davidson County, Tennessee.

Grantors hereby transfer, assign and setover unto the Grantee, all their right, title and interest in and to the escrow accounts and insurance.

unimproved ( ) This is improved ( ) property, known as 533 Singer Avenue, Madison, Tennessee 37115
(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 our hand s this 22 day of May, 19 75

James D. Hughey

Constance B. Hughey

Constance B. Hughey, Attorney-In-Fact

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, Robert E Miers, a Notary Public in and for said County and State, the within named James D. Hickey, Commissioner D. Hickey By James D. Hickey

the bargainor, with whom I am personally acquainted, and who acknowledged that executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 22 day of May, 19 75

Commission expires 2/8/75

Robert E Miers
Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

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

TO

C 99595

IDENTIF. REFERENCE

MAY 23 12 56 PM '75

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

MAY23	CONV	21,313.32			
MAY23	S'TAX		A*	55.38	
MAY23	PR'FEE		A*	.50	
MAY23	W'DEED		A*	4.00	* 59.88