2 This instrument was prepared by Lawrence D. Wilson, Esq., North Harding Mall, Nashville, Tennessee, 37211 Telephone - 833-5878

WARRANTY DEED

BOOK 4930 PAGE 368 369 Mail

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	PARCEL NUMBERS
~~Larry~~ Hilliard, et ux (NAME)	First Investment Company (NAME)	12DA46480
943 Chickasaw (STREET ADDRESS OR ROUTE NUMBER)	2244 Mock Road (STREET ADDRESS)	72 - 9
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Columbus, Ohio (CITY) (ZONE) (STATE)	Par 36

FOR AND IN CONSIDERATION of the sum of $10.00

Ten and No/100---------- Dollars,

Cash in hand paid by the Grantees hereinafter named, and other good and valuable consideration, receipt of which is hereby acknowledged, including the assumption by the Grantees of the unpaid balance of an indebtedness in the original principal sum of $13,300.00 payable to First Investment Company, secured by a D.O.T. executed by Charles F. Brown, et ux, of Record in Book 4404, page 992, Registers Office for Davidson County, Tennessee, and further, the assumption of an indebtedness in the approximate sum of $1,060.00 payable to Robert T. Turner, and wife, secured by a second mortgage deed of trust, executed by the Grantors herein, of Record in Book 4847, page 744.

We, Carlton J. Smith, and Ruby L. Curl, hereinafter called the Grantors have this day bargained and sold, and do hereby transfer and convey unto the said Larry Hilliard and wife, Belinda Hilliard, hereinafter called the Grantees, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Being Lot No. 38 of the Map of Victory Heights, as of record in Book 1130, page 97, Register's Office for said County.

Said Lot No. 38 fronts 60 feet on the northerly side of Chickasaw Avenue and extends back between parallel lines 150 feet to a dead line in the rear.

Being the same property conveyed to Carlton J. Smith and Ruby L. Curl by deed from Robert T. Turner, Sr. and wife, Linda Faye Turner, of Record in Book 4847, page 742, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all zoning regulations building restrictions and setback lines, if any, and easements and rights of way for public utilities applicable to this property; and taxes for the current year, which have been transferred in the escrow account by the Grantors herein.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 15,760.00

Subscribed and sworn to before me, this the 20th day of June, 19 75

Affiant

My commission expires: 11-17-76 (Affix Seal)

Notary Public

This is unimproved ( ) improved (X) property, known as 943 Chickasaw Avenue (House Number) (Street) Nashville, Tennessee 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 Grantees, 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.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

Witness our hand S this 2nd day of July, 19 75 of the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

X Carlton J Smith
Carlton J Smith

X Ruby L Curl
Ruby L. Curl

STATE OF FLORIDA
COUNTY OF DUVAL

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

JAMES A. SHANNON

~~Ronald E Jackson~~ BOOK 4930 PAGE 370

Personally appeared before me, Laurence D. Wilson, a Notary Public in and for said County and State, Carlton J Smith and Ruby L Curl

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 Jacksonville, FLORIDA Tennessee this 2 day of JULY, 1975

Notary Public, State of Florida at Large
My commission expires April. 10, 1972

Commission expires .....

James A. Shannon Notary Public

JAMES A. SHANNON NOTARY PUBLIC STATE AT LARGE

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, Ronald E Jackson, a Notary Public of the State and County aforesaid, personally appeared Carlton J Smith & Ruby L Curl, with whom I am personally acquainted, and who, upon oath, acknowledged Thems self to be ..... of the ....., the within named bargainor, a corporation, and that They 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 .....

RECORDER'S MEMO:
Legibility of Writing, Typing or Printing in This Document Unsatisfactory When Received.

JUL-9 75	CONV	15,760.00			
JUL-9 75	S'TAX		A*	41.08	
JUL-9 75	PR'FEE		A*	.50	
JUL-9 75	W'DEED		A*	4.00	* 45.58

WARRANTY DEED

FROM
Carlton J. Smith
Ruby L. Curl

TO

Larry Hilliard, et ux,
Belinda Hilliard

D 0 6 0 5 1

IDENTIFICATION REFERENCE

JUL 9 10 05 AM '75

REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Chicago Title Insurance Company
First Floor — First American Center

Phone 255-4631
NASHVILLE, TENNESSEE 37238