WARRANTY DEED

REAU E. FOLK, JR. FORM

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
59-14-217	Ms. Dottie R. Hines	Tharpe & Brooks Mortgage Co. 615 Peachtree Street, N. E. Atlanta, Georgia 30308
FIELD BOOK NUMBER(S)	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED) 3828 Boatner Drive	LOAN OR ACCOUNT NO. 122255 PROPERTY IS ☒ IMPROVED ☐ UNIMPROVED

EACH BOOK AND PAGE NUMBER REFERRED TO HEREIN, UNLESS OTHERWISE DESIGNATED, IS IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

For and in consideration of the sum of TEN DOLLARS ($10.00) and other good and valuable considerations, the receipt of which is hereby acknowledged, and in further consideration of the assumption of, and agreement by the grantee herein to pay, the principal balance now due, plus future interest, on a certain note, dated March 14, 1972, in the original principal sum of $18,000.00, payable according to the terms and conditions of said note, with interest as set forth therein, and being secured by a deed of trust executed by Phillip Wendell Cooper, Jr., and wife, to Joe A. Benedict and Berry W. Davis, Trustees for the Administrator of Veterans Affairs, as of record in Book 4583, page 616,

PHILLIP WENDELL COOPER, JR., and wife, CONSENTENA S. COOPER

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto DOTTIE R. HINES and HENRIETTA POINTER

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 208 on the Plan of Haynes Estates, Section IV, as of record in Book 4300, page 44, to which plan reference is here made for a more complete and accurate description.

Being the same property conveyed to Phillip Wendell Cooper, Jr., and wife, Consentena S. Cooper, by deed from Administrator of Veterans' Affairs, as of record in Book 4583, page 614.

This conveyance is made subject to restrictions of record in Book 4407 page 214.

This instrument was prepared by Douglas A. Brace, Attorney, Third National Bank Building, upon information furnished by the parties.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, Except as shown above and 1975 taxes which have been prorated and assumed by Grantees

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

In witness whereof, the Grantor has hereunto set his hand (if a corporation, has caused its name to be signed hereto by its duly authorized officers) on this, the 5th day of August, 19 75

Phillip Wendell Cooper, Jr.

Consentena S. Cooper

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 4940 PAGE 192

Before me, Douglas A. Brace, a Notary Public in and for the State and County aforesaid, personally appeared the within named Phillip Wendell Cooper, Jr., and wife, Consentena S. Cooper the 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, the 5th day of August, 1975.

My commission expires: 4-23-78

Douglas A. Brace
Notary Public

STATE OF _____
COUNTY OF _____

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared the within named _____ the bargainor(s), 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 _____, this, the _____ day of _____, 19____.

My commission expires: _____
Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

$ 19,494.98 Amount

Dottie R. Hines

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5th DAY OF August, 75

MY COMMISSION EXPIRES: 4/23/78 (AFFIX SEAL)

Douglas A. Brace
Notary Public

WARRANTY DEED

FROM

PHILLIP WENDELL COOPER, JR.

AND WIFE

TO

DOTTIE R. HINES, ET AL

D 10503

IDENTIF. REFERENCE

AUG 11 10 50 AM '75

FELIX A. HILSMAN REGISTER
DAVIDSON COUNTY, TENN.

Return to: KELLEY, HERBERT & CRAWFORD
3rd Natl. Bk. Bld.
14th Flr.
Nashville, Tennessee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared AUG 11 IN CONV 19,494.98 and _____, with whom I am personally acquainted and who upon oath acknowledged AUG 11 IN REGTAX 50.70 to be the _____ and AUG 11 IN PRFEE _____, respectively, of A* 50 _____, a corporation, the bargainor, and that W'DEED _____, as such A* 4.00 and * 55.20 _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at _____, Tennessee, this, the _____ day of _____, 19____.

My commission expires: _____
Notary Public