Prepared By:
Grant W. Smith, Attorney
711 J. C. Bradford Building
Nashville, Tennessee 37219

e-mail to

BOOK 4940 PAGE 403

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Robert A. Houchin, et ux	Home Federal S & L Assoc.	Map 34-4
(NAME:)	(NAME:)	
2310 East Hill Drive	230 Fourth Avenue, North	Par. 15
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Madison, Tennessee 37115	Nashville, Tennessee 37219	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	pw

For and in Consideration of the sum of Fifty-four Thousand Eight Hundred Fifty and No/100 ($54,850.00) ----------*DOLLARS*

of which $18,355.59, has been paid in cash by Robert A. Houchin and wife, Carol A. Houchin, and for the balance the said Robert A. Houchin and wife Carol A. Houchin, have this day assumed and agreed to pay the balance, to wit, $31,780.11, on a first mortgage which is secured by a Deed of Trust executed by James S. Sweeney, Jr., and wife, Patricia M. Sweeney, to Charles Nelson, Jr., Trustee, of record in Book 4545, page 28, said Register's Office, to secure to Home Federal Savings & Loan Association, the payment of one note dated October 14, 1971, in the original principal amount of $33,000.00; and $4,714.30, on a second mortgage which is secured by a Deed of Trust executed by James S. Sweeney, Jr., and wife, Patricia M. Sweeney, to Charles Nelson, Jr., Trustee, of record in Book 4837, page 0188, said Register's Office, to secure to Home Federal Savings & Loan Association the payment of one note dated July 19, 1974, in the original principal amount of $7,400.00,

We *have bargained and sold, and by these presents do transfer and convey unto the said* Robert A. Houchin and wife, Carol A. Houchin, and their *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 Lot No. 25 on the Plan of North Hill Estates, Section Three, of record in Book 3842, page 185, Register's Office for said County.

Said Lot No. 25 fronts 145.00 feet on the northwesterly side of East Hill Drive and extends back 291.3 feet on the northeasterly line, and 303.5 feet on the southwesterly line, to a broken line in the rear, measuring 141.5 feet thereon.

Being the same property conveyed to James S. Sweeney, Jr., and wife, Patricia M. Sweeney, by deed from Thomas S. Burnette, Jr., and wife, Mary C. Burnette, of record in Book 4545, page 26, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 54,850.00

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

My commission expires: Oct. 25, 1976

(Affix Seal)

Affiant

Notary Public

JOHN SMITH NOTARY PUBLIC DAVIDSON COUNTY TENNESSEE AT LARGE

unimproved ( )
This is improved (X) property, known as 2310 East Hill Drive, Madison, Tennessee 37115
(House Number) (Street) P. O. Address: (City or Town)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Robert A. Houchin and wife, Carol A. Houchin, and their *heirs and assigns, forever.*

And We *do covenant with the said* Robert A. Houchin and wife, Carol A. Houchin, *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,* except as herein stated.

And we, James S. Sweeney, Jr., and wife, Patricia M. Sweeney, *do further covenant and bind* ourselves and our *heirs and representatives, to warrant and forever defend the title to the said land to the said* Robert A. Houchin and wife, Carol A. Houchin, their *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness our *hand* s *this* 9th *day of* August, *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 S. Sweeney, Jr.

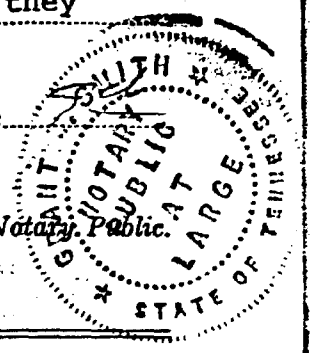
Patricia M. Sweeney

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, ..., *a Notary Public in and for said County and State, the within named* James S. Sweeney, Jr., and wife, Patricia M. Sweeney

*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* ..... *day of* August, *19* 75.



....., *Notary Public.*

Commission Expires Oct. 25, 1975.

STATE OF.....
COUNTY OF.....

Personally appeared before me, ..., *a Notary Public in and for said County and State, the within named*.....

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....., *this*.....
day of....., *19*.....

....., *Notary Public.*

Commission Expires.....

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.....

WARRANTY DEED

FROM

JAMES S. SWEENEY, JR. and

wife, PATRICIA M. SWEENEY

TO

ROBERT A. HOUCHIN and wife,

CAROL A. HOUCHIN

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

IDENTIFICATION REFERENCE

AUG 11 3 16 PM '75

FILED AND REGISTERED
DAVIDSON COUNTY, TENN.

010608

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AUG 11 75 CONV 54,850.00
AUG 11 75 STAX A* 142.48
AUG 11 75 RTFEE A* .50
AUG 11 75 RCRD A* 8.00 * 150.98