THIS INSTRUMENT WAS PREPARED BY:
H. L. BUCHANAN ATTORNEY
300 Hundred Oaks Tower
Nashville, Tennessee 37204

BOOK 4951 PAGE 452

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
David C. Hooven et ux	Guaranty Mortgage	Map 162-7
(NAME) 5029 Shihmen Drive	(NAME) First American Center	Parcel 61
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tennessee	(STREET ADDRESS) Nashville, Tennessee	5D 41836
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of Ten Dollars and 00/100 ($10.00) *Dollars,*
and other good and valuable consideration, receipt of which is hereby acknowledged and the assumption of the unpaid balance of a deed of trust payable to Guaranty Mortgage Company of record in Book 4383, Page 420, and the assumption of the unpaid balance of a Deed of Trust payable to Associates Capital Corporation of record in Book 4647, Page 529, Register's Office for Davidson County, Tennessee.

Talmadge E. Hicks and wife, Elese C. Hicks

have this day bargained and sold, and do hereby transfer and convey unto the said David C. Hooven and wife, Anne P. Hooven and their *(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Land in Davidson County, Tennessee, being Lot No. 238 on the Plan of Antioch Park, Section 2, as of record in Book 3842, Page 240, Register's Office for said County.

Said Lot No. 328 is described as follows: Beginning at a point in the westerly margin of Shihmen Drive, common corner of Lots Nos. 237 and 238; thence with the line between said two lots westerly 131.5 feet; thence southerly 128.08 feet to a point in the northerly margin of Tusculum Road; thence with said margin easterly 103.05 feet; thence around a curve northeasterly 39.05 feet; thence with the westerly margin of Shihmen Drive, northerly 97.30 feet to the point of beginning.

Being the same property conveyed to Talmadge E. Hicks and wife, Elese C. Hicks by deed from John William Mosley and wife, Jane Ann Johnushka Mosley of record in Book 4677, Page 527, Register's Office for Davidson County, Tennessee.

The escrow account is hereby transferred to the grantees.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 32,144.20

Subscribed and sworn to before me, this the 15 day of September 19 75.

My commission expires: Sept. 20 1975 (Affix Seal)

Affiant

Notary Public

BUCHANAN, JR. NOTARY PUBLIC DAVIDSON CO.

This is unimproved ( ) improved ( ) property, known as 5029 Shihmen Drive, Nashville, Tennessee (House Number) (Street) 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 David C. Hooven and wife, Anne P. Hooven *(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 and our *heirs and representatives, to warrant and forever defend the title to said real estate to said* David C. Hooven and wife, and their *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness our *hand* S *this* 15th *day of* September 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.*

Talmadge E. Hicks

Elese C. Hicks

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, H. L. Buchanan, Jr., a Notary Public in and for said County and State, Talmadge E. Hicks and wife, Elese C. Hicks

the within named bargainors, 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, Davidson County Tennessee, this 15th day of September, 1975.

H. L. Buchanan
Notary Public

Commission expires 9-20-75

H. L. BUCHANAN, JR. NOTARY PUBLIC DAVIDSON COUNTY, TENN.

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.....

SEP 16 75 CONV 32,144.35
SEP 16 75 S'TAX A* 83.46
SEP 16 75 PN'FEE A* .50
SEP 16 75 W'DEED A* 4.00 * 87.96

WARRANTY DEED

FROM

TO

D 15808

IDENTIFICATION REFERENCE

Sep 16 3 04 PM '75

REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Chicago Title Insurance Company
First Floor — First American Center

Phone 255-4631
NASHVILLE, TENNESSEE 37238