This instrument was prepared by
GRISSIM AND SHORT, Attorneys
Court Square Building
Nashville, Tennessee

BOOK 4979 PAGE 863 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $29,500.00

James G. Hinshaw
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12th DAY OF December, 1975

Notary Public

MY COMMISSION EXPIRES: 9-19-79

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
J. M. Grissim, Attorney, 200 Court Square Bldg., Nashville, TN
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James G. Hinshaw, et ux (NAME)	SAME (NAME)	42-14
404 Tuckahoe Dr. (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	66
Madison, Tenn (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

mail to

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, ROBERT L. WILSON, Trustee with full power to sell, mortgage or convey without joinder of beneficiary,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James G. Hinshaw and wife, Donna F. Hinshaw,

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 in Davidson County, Tennessee, being Lot No. 35 on the Plan of Blair Estates, Section 1, of record in Book 2663, page 24, Register's Office for Davidson County, Tennessee.

Beginning at a point in the east margin of Holiday Drive at the corner of Lots No. 35 and 36; thence with the line between said lots easterly 253.12 feet to the west line of Lot No. 33; thence with the line between Lots No. 33 and 35, southerly 66.95 feet to a corner of Lot No. 34; thence with the line between Lots No. 34 and 35, southerly 168.5 feet to the north margin of Tuckahoe Drive; thence with the margin of the same, northwesterly 219.45 feet to the beginning of a curve; thence around said curve, northerly 48.83 feet to the east margin of Holiday Drive; thence with the margin of the same, northerly 80.46 feet to the point of beginning.

Being the same property conveyed to Robert L. Wilson, Trustee, by deed from Herschel K. Flannery, Jr., and wife, Phyllis B. Flannery, of record in Book 4942, page 749, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (XX) property, known as 404 Tuckahoe Drive, 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 my hand this 12th day of December, 1975

Robert L. Wilson

Robert L. Wilson, Trustee

STATE OF TENNESSEE
Davidson County

BOOK 4979 PAGE 864

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Robert L. Wilson, Trustee with full power to sell, mortgage or convey without joinder of beneficiary,

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 12th day of December, 19 75

Commission expires 1-17-77

Notary Public

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 ROBERT L. WILSON, TRUSTEE

TO JAMES G. HINSHAW and wife, DONNA F. HINSHAW

D 28437

IDENTIF. REFERENCE

DEC 16 2 53 PM '75

FELIX Z. H. LSON REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

Dec. 16'75 C.O. 29,500.00
S.T. 76.70
P.F. .50
W.D. 4.00 81.20