BOOK 5045 PAGE 736 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $6,000.00

Lawrence M Hudson
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14th DAY OF July 19 76

W. L. Williams
Notary Public

MY COMMISSION EXPIRES: Aug. Req
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
WALTER L. WILLIAMS, 917 Gallatin Road, Nashville, Tenn. 37206
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Maurice Steven Simpson, et ux	Maurice Steven Simpson	14D 17 7.0
(NAME)	(NAME)	
300 Berkley Dr. Apt J-8	300 Berkley Dr. Apt J	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Madison, Tenn. 37115	Madison, Tenn. 37115	
(CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

Mail -7

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, Lawrence M.Hudson and wife, Sandra F. Hudson

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Maurice Steven Simpson and wife, Debra B. Simpson

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:

This conveyance is made subject to the following terms: $1,000.00 to be paid down as ernest money and an additional $5,000.00 to be paid at the date of deed.

A tract of parcel of land in the 14th Civil District of Davidson County, Tennessee, designated at Lot 15 on the Plan of E.W.Thompson Land described according to a survey of Southeast Engineering Company dated October 15, 1967, as follows:
BEGINNING at a point in the southerly margin of Ridge Hill Drive, and the same being a common corner of Lots 14 & 15; thence South 5o53' West with the dividing line between Lots 14 & 15, 855.43 feet to an iron pin; thence North 5o53' West 205.1 feet to a point, a common corner of Lots 15 & 16; thence North 2o53' East 1004.18 feet to a point in the southerly margin of Ridge Hill Drive; thence with the southerly margin of Ridge Hill Drive, easterly 268.67 feet to the point of beginning.
Being the same real property conveyed to Lawrence M. Hudson and wife, Sandra F. Hudson, by deed from Edward W. Thompson and wife as of record in Book 4310, Page 570 Registers Office of Davidson County, Tennessee.

This is unimproved (X) improved ( ) property, known as Lot 15 Ridge Hill Road, Davidson County, Tennessee
(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 our hand this 14th day of July, 19 76

Lawrence M Hudson

Sandra F. Hudson

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, Peter M. Ward, a Notary Public in and for said County and State, the within named Lawrence M. Hudson and wife Mabel F. Hudson

the bargainor, 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 14th day of July 1976.

Commission expires 11-26-79

Peter M. Ward
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 (their several oaths) (his oath) acknowledged (themselves) (himself) 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

LAWRENCE M. HUDSON, et ux

TO

MAURICE STEVEN SIMPSON, et ux

D 58356

IDENTIFICATION REFERENCE

JUL 14 10 33 AM '76

FEE REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

JUL 14 76	CONV	*6,000.00			
JUL 14 76	S'TAX		B*	15.60	
JUL 14 76	FR'FEE		B*	.50	
JUL 14 76	W'DEED		B*	4.00	* 20.10