FORM NO. WD-1

BOOK 5052 PAGE 817

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $62,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF July 19 76.

Notary Public

MY COMMISSION EXPIRES: 12-5-79

(AFFIX SEAL)

This Instrument Was Prepared By
DENNEY, LACKEY & CHERNAU
218 Third Avenue North
Nashville, Tennessee 37201

THIS INSTRUMENT WAS PREPARED BY

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James F. Hopkins (NAME)	Fidelity Federal Savings & Loan (NAME)	
649 Hidden Acres Dr. (STREET ADDRESS OR ROUTE NUMBER)	401 Union Street (STREET ADDRESS)	63
Madison, Tenn. 37115 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee (CITY) (STATE) (ZIP)	175 Pcl

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, Gene E. Tidwell and wife, Bobbie J. Tidwell

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James F. Hopkins and wife, Joyce D. Hopkins

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. 2 on the Plan of Neely's Bend Acres, Resub of Reserve Parcek "B" Section I, of record in Book 4885, page 63, Register's Office for Davidson County, Tennessee.

Said Lot No. 2 fronts 135 feet on thenortherly side of Hidden Acres Drive and runs back 329.09 feet on the easterly line and 328.80 feet on the westerly line to a dead line measuring 118.50 feet thereon.

Being the same property conveyed to Gene E. Tidwell and wife, Bobbie J. Tidwell by deed from Joseph E. Redden and wife, Bessie Mai Redden of record in Book 4961, page 233, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 649 Hidden Acres Dr., Madison, Tenn. 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 our hands this 29th day of July, 19 76

Gene E. Tidwell

Bobbie J. Tidwell

STATE OF TENNESSEE
Davidson County

BOOK 5052 PAGE 818

Personally appeared before me, Nancy R. Stacey, a Notary Public in and for said County and State, the within named Gene E. Tidwell and wife, Bobbie J. Tidwell

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 29th day of July 19 76

Commission expires 12-5-79

Nancy R. Stacey
Notary Public

NANCY R. STACEY NOTARY PUBLIC DAVIDSON COUNTY

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

111292-7

WARRANTY DEED

FROM
Gene E. Tidwell and wife,
Bobbie J. Tidwell

TO
James F. Hopkins and wife,
Joyce D. Hopkins

D 6 1 1 9 1

THE LAND TITLE ASSURANCE AND LOAN ASSOCIATION OF NASHVILLE

IDENTIF. REFERENCE

AUG 2 11 22 AM '76

FELIX ... REGISTER
DAVIDSON ... NTY. TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

AUG-2[illegible] CONV 62,000.00
AUG-2[illegible] S'TAX B* 161.20
AUG-2[illegible] PR'FEE B* .50
AUG-2[illegible] W'DEED B* 4.00 * 165.70