PREPARED BY: King & Ballow
First American
Center
24th Floor
Nashville, TN
37238

BOOK 5117 PAGE 592

# WARRANTY DEED

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP PARCEL NUMBERS |
|---|---|---|
| John L. Hughes | same | 13 DA 51015 |
| (NAME) | (NAME) | |
| 4051 Cedar Circle | | |
| (STREET ADDRESS OR ROUTE NUMBER) | (STREET ADDRESS) | |
| Nashville, TN 37218 | | |
| (CITY) (P. O. ZONE) (STATE) | (CITY) (ZONE) (STATE) | |

Map

*FOR AND IN CONSIDERATION of the sum of* ----------

Ten ($10.00)---------- *Dollars,*

and other good and valuable consideration, the receipt of which is hereby acknowledged.

We, Melvin Spencer Hendrix and wife, Majorie Kathleen Hendrix

*have this day bargained and sold, and do hereby transfer and convey unto the said*

John L. Hughes, and wife, Margaret B. Hughes

their *(successors), heirs and assigns,*

*certain real estate in Davidson County, Tennessee, as follows:*

Land in the 13th Civil District of Davidson County, Tennessee, being lot Nos. 19 and 20 of Block "DD", on the Revised Map of Fairview Subdivision, as of record in book 1130, page 54, Register's Office for said County.

Said lot Nos. 19 and 20 front together 160.8 feet on the northwesterly side of Cedar Circle and runs back 396.2 feet on the southwesterly line and 407 feet on the northeasterly line to a dead line, measuring 242.4 feet thereon.

Being the same property conveyed to Melvin Spencer Hendrix and wife, Majorie Kathleen Hendrix, by deed of record in book 4856, page 152, 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 $ 12,000.00

Affiant

Subscribed and sworn to before me, this the 23rd day of February 1977

Notary Public

My commission expires: (Affix Seal)

This is improved (X) unimproved ( ) property, known as 4049 Cedar Circle, Nashville, TN
(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*

John L. Hughes, and wife, Margaret B. Hughes

*(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/our *heirs and representatives, to warrant and forever defend the title to said real estate to said* grantees, their

*(successors), heirs and assigns, against the lawful claims of all persons.*

*Witness* our *hand* s *this* 11th *day of* February 19 77, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Melvin Spencer Hendrix

Majorie Kathleen Hendrix

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, RICHARD O. BISHOP a Notary Public in and for said County and State, Melvin Spencer Hendrix and wife, Majorie Kathleen Hendrix

the within named bargainor...., with whom I am personally acquainted, and who acknowledged that executed the within instrument for the purposes therein contained.

RICHARD O. BISHOP NOTARY PUBLIC DAVIDSON COUNTY

Witness my hand and official seal at Nashville Tennessee. this 11th day of February, 1977.

Richard O. Bishop Notary Public

Commission expires 11/21/78

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.....

| | | | | | |
|---|---|---|---|---|---|
| FEB23'77 | CONV | 12,000.00 | | | |
| FEB23'77 | S'TAX | | B* | 31.20 | |
| FEB23'77 | PR'FEE | | B* | .50 | |
| FEB23'77 | W'DEED | | B* | 4.00 | * 35.70 |

WARRANTY DEED

FROM

TO

D 90534

IDENTIF. REFERENCE

FEB 23 12 21 PM '77

FELIX ... REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

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