BOOK 5120 PAGE 513

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $25,000.00

Charles C. Boner
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 28th DAY OF February, 19 77.

Notary Public

MY COMMISSION EXPIRES: August 20, 1979

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
FOLEY & WEISS, Attorneys, 908 Fidelity Federal Bldg., Nashville, TN 37219
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Charles C. Boner, et ux	The Lomas & Nettleton Company	72-12-83
(NAME)	(NAME)	
2104 Pinewood Road	P. O. Box 964	15D-55500
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37216	Virginia Beach, Virginia 23451	
(CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

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, DANIEL R. HAWKINS AND WIFE, DORIS T. HAWKINS

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO CHARLES C. BONER AND WIFE, GLENNA B. BONER

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. 38 on the Plan of Dalewood, Section I, of record in Book 1424, page 108, Register's Office for Davidson County, Tennessee, described as follows:

SAID Lot No. 38 fronts 90 feet on the westerly side of Pinewood Road and extends back between parallel lines 132 feet to a dead line in the rear measuring 90 feet thereon.

This conveyance is subject to restrictive covenants of record in Book 1729, page 154, Register's Office for Davidson County, Tennessee; easements and setback lines as set forth on the above plan of record; and taxes for the current year which have been prorated and assumed by the Grantees herein.

BEING the same property conveyed to Daniel Richard Hawkins and wife, Doris T. Hawkins by deed from John D. Brown and wife, Betty P. Brown, of record in Book 4258, page 277, said Register's Office.

This is unimproved ( ) improved (X) property, known as 2104 Pinewood Rd., Nashville, TN 37216
(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 s this 28th day of February, 1977

Daniel Richard Hawkins — Doris T. Hawkins

DANIEL RICHARD HAWKINS — DORIS T. HAWKINS

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named DANIEL RICHARD HAWKINS AND DORIS T. HAWKINS

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 28th day of February 1977.

Commission Expires August 20, 1979

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

FILE IN BOX 4

WARRANTY DEED

FROM

DANIEL RICHARD HAWKINS AND WIFE,

DORIS T. HAWKINS

TO

CHARLES C. BONER AND WIFE,

GLENNA B. BONER

D 9 1 8 3 8

IDENTIF. REFERENCE

MAR 3 8 46 AM '77

REGISTER
DAVIDSON COUNTY, TENN.

[illegible]-37	CONV	25,000.00			
[illegible]-37	S'TAX		B*	65.00	
[illegible]-37	FEE	/	B*	.50	
[illegible]-37	RECD		B*	4.00	* 69.50

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.