BOOK 5130 PAGE 347

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

Claude Callicott
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF April 19 75.

Notary Public

MY COMMISSION EXPIRES: 7-1-79

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Claude Callicott, Attorney, 513 Nash. Bank & Trust Bldg., Nashville, Tenn. 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Thomas H. Looney & wife Wanda R. Looney (NAME)	Same (NAME)	Map 61-10
3875 Saunders Avenue (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Part of
Nashville, Tenn. 37216 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	Parcel 127

FOR AND IN CONSIDERATION OF THE SUM OF ~~TEN DOLLARS~~ Five Hundred Dollars ($500.00), CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, ~~AND OTHER GOOD AND VALUABLE CONSIDERATIONS,~~ THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, William E. Hawkins and wife, Ruth Hawkins,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Thomas H. Looney & wife, Wanda R. Looney,

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:

Certain real estate in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being the northerly 20 feet of Lot No. 23 on the Map of Maplewood Heights as of record in Book 547, pages 77 and 78, Register's Office for Davidson County, Tenn. Said parcel herein conveyed fronts 20 feet on the easterly side of Saunders Avenue and runs back between parallel lines 300 feet to the right-of-way of the Louisville & Nashville Railroad on which right-of-way it measures 20 ft. This is a part of the same property which was conveyed to William E. Hawkins and wife, Ruth Hawkins, by deed from Thomas H. Looney, Executor of the estate of Bessie J. Looney, deceased dated on or about July 6, 1973, and recorded on September 10, 1975. Said Lot No. 23 and Lot No. 24 in the same subdivision were conveyed to H. O. Looney and wife, Bessie J. Looney, by deed from James E. Covington, Clerk and Master of the Chancery Court at Nashville for Davidson County, Tennessee, dated December 17, 1957, and recorded on December 18, 1957, in Book 2707, page 305, of the Register's Office for Davidson County, Tennessee. Both H. O. Looney and his wife, Bessie J. Looney are dead, H. O. Looney having predeceased his said wife, and the said Bessie J. Looney having died on June 6, 1972, her will being recorded in Will Book 104, page 355, in the office of the County Court Clerk of Davidson County, Tennessee, at Nashville, said will of Bessie J. Looney having named her son, Thomas H. Looney, as Executor and having given him power to sell or otherwise dispose of her real property and having also given all of her real property to her son, Thomas H. Looney.

This property is a part of 3873 Saunders Avenue, but by this deed will become part of 3875 Saunders Avenue, Nashville, Tennessee 37216. This conveyance is made subject to 1977 taxes which the grantors shall pay when due. The aforesaid deed from Thomas H. Looney, Executor, to Hawkins and wife is recorded in Book 4949, page 636, said Register's Office.

~~unimproved ( )~~ This is improved ( ) (X) (House Number) (Street) (P. O. Route No.) (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 day of April, 19 77

William E. Hawkins

Ruth Hawkins

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Jessie W. Hargis, a Notary Public in and for said County and State, the within named William E. Hawkins and Ruth Hawkins

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 1st day of April 1977.

Commission expires 7-1-79

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

William E. Hawkins and wife,

Ruth Hawkins

TO

Thomas H. Looney and wife,

Wanda R. Looney

D 96637

IDENTIFICATION REFERENCE

APR 1 2 25 PM '77

REGISTER
DAVIDSON COUNTY TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

APR-1??	CONV	*	500.00			
APR-1??	S'TAX			B*	1.30	
APR-1??	REG'FEE			B*	.50	
APR-1??	W'DEED			B*	4.00	* 5.80