WARRANTY DEED

BOOK 5195 PAGE 660

STATE OF TENNESSEE }
COUNTY OF Davidson }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 29,523.61

James R. Vanoy
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9th DAY OF Dec. 19 77

John M. Bennett
Notary Public

MY COMMISSION EXPIRES: 11/30/78

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
TRABER & ROBINSON, ATTYS. 107 DONELSON PIKE, NASHVILLE, TN. 37214T
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James R. Vanoy (NAME)	Realty Mortgage, Inc. (NAME)	107-4
574 Upshaw (STREET ADDRESS OR ROUTE NUMBER)	1925 Century Blvd. N.E. Suite 8 (STREET ADDRESS)	34
Nashville, Tenn. 37214 (CITY) (STATE) (P. O. ZIP)	Atlanta, Georgia 30345 (CITY) (STATE) (ZIP)	84

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, DANNY LEE HUTSON AND WIFE, MARGARET S. HUTSON

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

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:

BEING LOT NO. 56 ON THE PLAN OF LARKWOOD SUBDIVISION AS OF RECORD IN BOOK 2900, PAGE 144, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

SAID LOT NO. 56 FRONTS 160.56 FEET ON THE WEST SIDE OF UPSHAW DRIVE AND EXTENDS BACK 261.22 FEET ON THE NORTH LINE AND 312.93 FEET ON THE SOUTH LINE, WHICH IS A BROKEN LINE, TO A DEAD LINE IN THE REAR ON WHICH IT MEASURES 137.88 FEET.

BEING THE SAME PROPERTY CONVEYED TO DANNY LEE HUTSON AND WIFE, MARGARET S. HUTSON BY DEED FROM LUCILLE UPSHAW, AS OF RECORD IN BOOK 5061, PAGE 941, REGISTER'S OFFICE FOR SAID COUNTY.

unimproved ( )
This is improved (X) property, known as 574 UPSHAW DRIVE, NASHVILLE, TN. 37214
(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 31st day of Dec., 1977

Danny Lee Hutson Margaret S. Hutson

BOOK 5195 PAGE 661

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, THE UNDERSIGNED, a Notary Public in and for said County and State, the within named DANNY LEE HUTSON AND WIFE, MARGARET S. HUTSON

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, TN. this 31 day of Aug, 1977

Commission Expires 11/30/78 John M. Jewell, Notary Public.

STATE OF _____
_____ 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 purpose 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

E 25476

IDENTIF. REFERENCE

SEP 12 1 45 PM '77

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TENN.

SEP 12 77	CONV	29,523.61			
SEP 12 77	S'TAX		B*	76.70	
SEP 12 77	PR'FEE		B*	.50	
SEP 12 77	W'DEED		B*	4.00	* 81.20

RETURN TO:
DICK WINECOFF, REALTORS
4207 LEBANON ROAD
HERMITAGE, TENN. 37076

WARRANTY DEED

FROM
DANNY LEE HUTSON ET UX

TO
JAMES R. VANOY

TITLE INSURED BY POLICY NUMBER:

Title Associates, Inc. Livery of Seisin

Compliments of
Title Associates, Inc.
REPRESENTING
U.S.LIFE TITLE INSURANCE
Company of New York