FORM NO. WD-1

BOOK 5261 PAGE 645

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 32,452.50

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9th DAY OF March, 19 78.

Notary Public

MY COMMISSION EXPIRES: 1-31-81

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
ALAN L. SATURN, Esq., 20th Fl.-1st American Center, Nashville, Tn. 37238
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
W.E. HUGHES (NAME)	Churchill Mortgage Corporation (NAME)	Map 96-5
2621 Woodberry Drive (STREET ADDRESS OR ROUTE NUMBER)	1835 Saovy Drive, N.E. (STREET ADDRESS)	Par. 138
Nashville, Tennessee 37214 (CITY) (STATE) (P. O. ZIP)	Atlanta, Georgia 30341 (CITY) (STATE) (ZIP)	3D06285

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, JOHN A. LATTA and wife, JIMMIE A. LATTA

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO W.E. HUGHES and wife, MARY V. HUGHES

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 eo. 168 on the Plan of Woodberry Park, of record in Book 2133, page 117, 118 and 119, Register's Office for said County.

SAID Lot No. 168 fronts 92.0 feet on the southerly margin of Woodberry Drive and extends back 116.0 feet on the westerly line and 123.0 feet on the easterly line to a broken line in the rear,measuring 141.1 feet thereon.

BEING the same property conveyed to John A. Latta and wife, Jimmie A. Latta, by deed from James E. Derryberry and wife, Sadie M. Derryberry, of record in Book 5058, page 472, Register's Office for said County.

It is understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantees to assume the unpaid balance of a first mortgage Deed of Trust to Churchill Mortgage Corporation, of record in Book 5058, page 474, Register's office for Davidson County, Tennessee, and also that the escrow account in connection with the aforesaid Deed of Trust is hereby transferred to the said Grantees.

This is unimproved ( ) improved (X) property, known as 2621 Woodberry Drive, Nashville, Tennessee 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 9th day of March, 19 78

JOHN A. LATTA

JIMMIE A. LATTA

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, THE UNDERSIGNED, a Notary Public in and for said County and State, the within named John A. Latta and wife, Jimmie A. Latta

the bargainors, 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 9th day of March 19 78.

Commission expires 1-31-81

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

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WARRANTY DEED

FROM

John A. Latta and wife,

Jimmie A. Latta

TO

W.E. Hughes and wife,

Mary V. Hughes

Please record and file in Box "7"

IDENTIF. REFERENCE

MAR 13 12 09 PM '78

FELIX Z. WILSON JT REGISTER
DAVIDSON COUNTY, TENN.

MAR 13 78	CONV	32,452.50			
MAR 13 78	S'TAX		B*	84.50	
MAR 13 78	PR'FEE		B*	.50	
MAR 13 78	W'DEED		B*	4.00	* 89.00

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.