ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
Thomas C. Hill and wife	Engel Mortgage Company, Inc.	52-9
(NAME)	(NAME)	
1026 Falls Avenue	P. O. Box 847	Par 12 Jv
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Madison, Tennessee 37115	Birmingham, Alabama 35201	
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

For and in consideration of the sum of $10.00 -
Ten and No/100 - DOLLARS

Cash in hand paid by Thomas C. Hill and wife, Karen G. Hill, the receipt of which is hereby acknowledged, and other good and valuable consideration, a part of which is the assumption of one certain trust deed dated June 25, 1976, and filed for record July 14, 1976, in Book 5039, page 565, and re-recorded in Book 5045, page 585, Register's Office for Davidson County, Tennessee, and note of even date thereby secured, in the original principal amount of $18,000.00, payable to Engel Mortgage Company; which debt the grantee herein assumes and agrees to pay as part payment of the purchase price. The grantee further hereby assumes the obligations of Alfred M. Cook, Sr., and wife, Dorothy C. Cook, under the terms of the instruments creating the loan to indemnify the Veterans Administration to the extent of any claim payment arising from the guaranty or insurance of the indebtedness above mentioned, we,

ALFRED M. COOK, SR., AND WIFE, DOROTHY C. COOK

have bargained and sold, and by these presents do transfer and convey unto the said

THOMAS C. HILL AND WIFE, KAREN G. HILL

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 3 on the Map of Montague Valley of Rest Subdivision, being part of Lot 18 in Montague Subdivision, as of record in Book 547, page 38, Register's Office for said County.

Said Lot No. 3 fronts 60 feet on the westerly side of a private drive and runs back 121.0 feet on the northerly line and 102.5 feet on the southerly line to the easterly line of Lot No. 17 of the original Plan of Montague and measures 57.3 feet thereon.

Being the same property conveyed to Alfred M. Cook, Sr., and wife, Dorothy C. Cook by deed from Jerry W. Vandercook and wife, Barbara Gayle Vandercook of record in Book 5039, page 563, said Register's Office.

unimproved ( )
This is improved (X) property, known as 1026 (House Number) Falls Avenue (Street)
(P. O. Address) Madison, Tennessee (City or Town) 37115 (Zip Code)

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.

Whenever 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 6th day of June 1978

Alfred M. Cook, Sr.
Dorothy C. Cook

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 Alfred M. Cook, Sr., and wife, Dorothy C. Cook

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 Madison, Tennessee, this 6th day of June, 19 78.

My commission expires August 20, 1979 Notary Public Lloyd M. Pate

STATE OF TENNESSEE
COUNTY OF _____

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted, and who, upon oath, acknowledged _____ to be _____ and _____ respectively of the _____, the within named bargainor, a corporation, and that _____ 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 seal, at office in _____, this _____ day of _____, 19____.

Commission expires _____ Notary Public

JUN-8 CONV 24,000.00
JUN-8 S'TAX B* 62.40
JUN-8 PR'FEE B* .50
JUN-8 W'DEED B* 4.00 * 66.90

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $ 24,000.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

Sworn to and subscribed before me
this 6th day of June, 19 78.

My commission expires August 20, 1979 Notary Public Lloyd M. Pate

This instrument was prepared by:
Frank P. Reynolds, Attorney, 216 Third Avenue, North, Nashville, Tennessee 37201
Name Address

WARRANTY DEED

FROM

ALFRED M. COOK, SR., AND WIFE,

DOROTHY C. COOK

TO

THOMAS C. HILL AND WIFE,

KAREN G. HILL

F 69978

IDENTIF. REFERENCE

JUN 8 1 37 PM '78

FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TENN.

Pioneer National Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219