BOOK 5306 PAGE 15

STATE OF TENNESSEE }
COUNTY OF Davidson }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 44,750.00

Danny R. Mahaney
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27TH DAY OF JUNE, 1978.

Donna B. Gregory
Notary Public

MY COMMISSION EXPIRES 10-28-81

MAIL

THIS INSTRUMENT WAS PREPARED BY
LAWYER'S ESCROW SERVICE, 300 JAMES ROBERTSON PARKWAY, NASHVILLE, TN 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Danny R. Mahaney (NAME)	Engel Mortgage Company, Inc. (NAME)	96-15
3211 Jonesboro Dr. (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 847 (STREET ADDRESS)	82
Nashville, TN (CITY) (STATE) (P. O. ZIP)	Birmingham, Alabama 35201 (CITY) (STATE) (ZIP)	3DZ 61306

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, V. Melvin Hilton and Charlotte M. Hilton

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Danny R. Mahaney and wife Patricia A. Mahaney

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. 69 of Hickory Bend Subdivision, Ssection III, as of record in Book 3600, page 42, Register's Office for Davidson County, Tennessee.

Said Lot No. 69 fronts 75 feet along the westerly margin of Jonesboro Drive and runs back 145.6 feet along the northerly line and 179 feet along the southerly line to a deadline measuring 82.00 feet thereon.

Being the same property conveyed to V. Melvin Hilton and wife, Charlotte M. Hilton by deed from A.K. Rasson and wife, Patsy S. Rasson of record in Book 4642, page 706, Register's Office, Davidson County, Tennessee.

THIS conveyance is subject to any and all existing restrictions and easements of record.

This is unimproved ( ) improved (XX) property, known as 3211 Jonesboro Dr. (House Number) (Street) Nashville, TN (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 hands this 27TH day of JUNE, 1978

V. Melvin Hilton

Charlotte M. Hilton

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 V. Melvin Hilton and Charlotte N. Hilton

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 27TH day of JUNE, 19 78.

Commission expires 10-18-81

Notary Public

STATE OF TENNESSEE }

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

WARRANTY DEED

FROM V. Melvin Hilton

TO Danny R. Mahaney

E 7 4 3 3 7 4

IDENTIF. REFERENCE

JUN 30 1 46 PM '78

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Return to: LAWYER'S ESCROW SERVICE
300 JAMES ROBERTSON PARKWAY
NASHVILLE, TENNESSEE 37201

JUN 30 78	CONV	44,750.00			
JUN 30 78	S'TAX		B*	116.22	
JUN 30 78	PR'FEE		B*	.50	
JUN 30 78	W'DEED		B*	4.00	* 120.72