WARRANTY DEED

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STATE OF TENNESSEE }
COUNTY OF Davidson }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 46500

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF July, 78.

Notary Public

MY COMMISSION EXPIRES: 11-12-80

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
William G. Traber, Attorney, 107 Donelson Pike, Nashville, Tennessee 37214t
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Larry S. Hixson (NAME)	National Homes Acceptance Corporation (NAME)	65-9
4817 Shasta Drive (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 250, Earl Ave. at Wallace (STREET ADDRESS)	Par 114 Id
Old Hickory, TN. 37138 (CITY) (STATE) (P. O. ZIP)	Lafayette, In. 47902 (CITY) (STATE) (ZIP)	

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, James R. Moore and wife, Patsy L. Moore

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Larry S. Hixson and wife, Judy D. Hixson

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. 404, on the Plan of Sherwood Forest Subdivision, Section 4, of record in Plat Book 4460, pages 182 and 183, Register's Office, Davidson County, Tennessee.

Being the same property conveyed to James R. Moore and wife, Patsy L. Moore by deed from Viking Homes, Inc., as of record in Book 4917, page 461, said Register's Office.

The Grantees herein assume and promise to pay an obligation evidenced by an instrument of record in Book 4917, page 463, said Register's Office.

The escrow account as it relates to this property is hereby transferred to the Grantees, as is the hazard insurance.

This is improved (x) unimproved ( ) property, known as 4817 (House Number) Shasta Drive (Street) Old Hickory (P. O. Address) Tennessee (City or Town) 37138 (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 July, 19 78

James R. Moore

James R. Moore

Patsy L. Moore

Patsy L. Moore

STATE OF Tennessee
COUNTY OF Davidson

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named James R. Moore and wife, Patsy L. Moore

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 20 day of July, 1978

Commission Expires 11-12-80 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 79852

IDENTIF. REFERENCE

JUL 31 2 20 PM '78

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

JUL 31 78	CONV	46,500.00			
JUL 31 78	S'TAX		B*	120.90	
JUL 31 78	PR'FEE		B*	.50	
JUL 31 78	W'DEED		B*	4.00	* 125.40

P. O. Box 4[illegible]

WARRANTY DEED

FROM James R. Moore et ux

TO Larry S. Hixson et ux

TITLE INSURED BY POLICY NUMBER:

Title Associates, Inc. Livery of Seisin

Compliments of

Title Associates, Inc.

REPRESENTING

USLIFE TITLE INSURANCE Company of New York