ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS:
Mr. and Mrs. James A. Porter (NAME)	Fidelity Federal Savings & Loan Assn. (NAME)	Field Book No.
1746 Kingsbury Drive (STREET ADDRESS OR ROUTE NUMBER)	Fourth at Union (STREET ADDRESS)	FH-13230 Map &
Nashville, Tennessee (CITY) (STATE) (ZIP CODE)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP CODE)	Parcel 158-8-8

WARRANTY DEED

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

Cash in hand paid and other good and valuable consideration, receipt of which is hereby acknowledged,

I,

Boyce B. Hawkins

have bargained and sold, and by these presents do transfer and convey unto the said James A. Porter and wife, Donna L. Porter

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. 514 on the Plan of Hillsboro Park, Section X, as of record in Book 2900, page 73, Register's Office for said County. Said Lot No. 514 fronts 204 feet on the northeasterly side of Kingsbury Drive and runs back 1156 feet on the southeasterly line and 1140 feet on the northwesterly line, to a dead line in the rear on which it measures 112 feet.

Being the same property conveyed to Boyce B. Hawkins and wife, Bessie Jo Hawkins by deed from Ione J. Butler and John W. Bennett of record in Book 4070, page 532, Register's Office for Davidson County, Tennessee. The said Bessie Jo Hawkins having since died.

This conveyance is subject to easements, restrictions, setback lines of record, and taxes for the current year applicable to said property.

Hillsboro Park Committee thru its authorized member joins in the execution of this instrument for the purpose of signifying its consent to the conveyance herein in full satisfaction of the restrictive covenants affecting this property.

This property is encumbered by a first mortgage indebtedness held by Fidelity Federal Savings & Loan Association of Nashville, which indebtedness is secured by a Deed of Trust of record in Book 5002, page 778, Register's Office for Davidson County, Tennessee. The Grantees herein assume the balance of this indebtedness as part of the consideration for this conveyance.

unimproved ( )
This is improved (x) property, known as 1746 Kingsbury Drive (House Number) (Street)

Nashville, Tennessee
(P. O. Address) (City or Town) (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 25th day of July, 1978.

Boyce B. Hawkins

Boyce B. Hawkins

Hillsboro Park Committee

By: G. F. Cole, Jr. Member of committee
G. F. Cole, Jr.

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STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, Jan E. Williams, a Notary Public in and for said County and State, the within named Boyce B. Hawkins, a single person

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, this 25th day of July, 1978.

My commission expires 7-22-81 Notary Public Jan E. Williams

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, James B. Lackey III, a Notary Public in and for said County and State, the within named G. F. Cole, Jr., member of Hillsboro Park Committee

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 26th day of July, 1978.

My commission expires 10-25-80 Notary Public James B. Lackey III

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration for this transfer or value of property (whichever is greater) is $77,500.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

Boyce B. Hawkins

Sworn to and subscribed before me this 25th day of July, 1978.

My commission expires 7-22-81 Notary Public Jan E. Williams

This instrument was prepared by:

Name	Address
~~This instrument prepared by~~ STEPHENSON, LACKEY AND WAITE	Suite 1000 Federal Building Nashville, Tennessee 37219

JUL 31 78 CONV 77,500.00
JUL 31 78 STAX B* 101.50
JUL 31 78 PRFEE B* .50
JUL 31 78 WDEED B* 4.00 * ~~105.00~~ 206.00

WARRANTY DEED

FROM Boyce B. Hawkins

TO James A. Porter and wife, Donna L. Porter

E 79938

IDENTIF. REFERENCE

JUL 31 3 38 PM 78

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

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