This instrument was prepared by James A. Lesemann, Attorney at Law, 320 Gallatin Road, Madison, Tennessee.

BOOK 5319 PAGE 671

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Harold P. Hudgins, et ux	Saml	15DZ-19875
(NAME)	(NAME)	
MAIL → 2101 Fernwood Dr		Map 61-16
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville TN. 37216 TN		Par. 260
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100----------($10.00)---------- Dollars,

cash in hand paid by the grantees hereinafter named and other good and valuable considerations, the receipt of which is hereby acknowledged,

I, Mrs. Betty Lou Maynard, unmarried, hereinafter called the Grantor,

have this day bargained and sold, and do hereby transfer and convey unto the said Harold P. Hudgins and wife, Kolleen Hudgins, herein called the Grantees, their

~~successors~~, heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 65, Block D, on the Re-Subdivision of Sunnymeade, of record in Book 974, pages 56 and 57, Register's Office for said County.

Said Lot No. 65 fronts 50 feet on the north side of Sunnymeade Avenue and runs back between parallel lines 140 feet to a dead line.

Being the same property conveyed to Mrs. Betty Lou Maynard by deed from B. Ralph Palmer and wife, Edna M. Palmer of record in Book 2864, page 633, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to a 4-foot easement as shown on plan of record in Book 974, pages 56 and 57 and easement for sewers and/or drainage to Metro of record in Book 4286, page 716, said Register's Office.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $17000.00

Subscribed and sworn to before me, this the 2 day of Aug - 1978

Affiant Harold P. Hudgins

My commission expires: (Affix Seal)

Attest: C. W. Rogers, Jr. Deputy Register

Notary Public

This is { unimproved / improved } property, known as (House Number) (Street) P. O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said Grantees, their ~~successors~~, heirs and assigns forever. I covenant that I am lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

I further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their ~~successors~~, heirs and assigns, against the lawful claims of all persons.

Witness my hand this 3rd day of Feb., 1978, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

x Mrs. Betty Lou Maynard

(Mrs. Betty Lou Maynard)

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, *a Notary Public in and for said County and State,* Mrs. Betty Lou Maynard, unmarried

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

Witness my hand and official seal at Nashville, Tennessee *Tennessee, this* 2nd *day of* February, *19* 78

Notary Public

Commission expires 8-8-79

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ..., a Notary Public of the State and County aforesaid, personally appeared ....., with whom I am personally acquainted, and who, upon oath, acknowledged ....self to be..... of the ....., the within named bargainor, a corporation, and that ....he as such ....., being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by ....self as.....

Witness my hand and seal, at office in ....., this.....day of....., 19.....

Notary Public

Commission expires.....

AUG-2??	CONV	17,000.00				
AUG-2??	S'TAX		B*	44.20		
AUG-2??	PR'FEE		B*	.50		
AUG-2??	W'DEED		B*	4.00	*	48.70

WARRANTY DEED

FROM
Mrs. Betty Lou Maynard, unmarried

TO
Harold P. Hudgins, et ux

E 80391

IDENTIF. REFERENCE

AUG 2 1 28 PM '78

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Madison Title Company
320 Gallatin Road
MADISON, TENNESSEE 37115
Representing
Chicago Title Insurance Company
CHICAGO, ILLINOIS