WARRANTY DEED

BOOK 5396 PAGE 189

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 32604-

Ronald G. Hardy
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS, THE 1 DAY OF Feb. 1979

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
RONALD G. HARDY (NAME)	HOME FEDERAL SAVINGS & LOAN (NAME)	96-2
104 STEWARTS FERRY PIKE (STREET ADDRESS OR ROUTE NUMBER)	230 4TH AVE. NORTH (STREET ADDRESS)	Par 21 Js
NASHVILLE, TENNESSEE 37214 (CITY) (STATE) (P. O. ZIP)	NASHVILLE, TENNESSEE 37219 (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, THOMAS H. HOGSHEAD AND WIFE, MARGARET E. HOGSHEAD

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO RONALD G. HARDY AND WIFE, RUTH W. HARDY

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. 25 IN FIRST ADDITION, DONELSONWOOD, A PLAN OF WHICH IS OF RECORD IN BOOK 2083, PAGE 83, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

BEGINNING AT A POINT IN THE WESTERLY MARGIN OF DONELSONWOOD DRIVE, THE SAME BEING A COMMON CORNER OF LOTS 24 AND 25; THENCE WESTWARDLY WITH THE DIVIDING LINE BETWEEN LOTS 24 AND 25, 105 FEET TO A POINT THE SAME BEING THE COMMON CORNER OF LOT 25 AND 26; THENCE NORTHWARDLY WITH THE DIVIDING LINE BETWEEN LOTS 25 AND 26, 193 FEET TO A MONUMENT IN THE SOUTHERLY MARGIN OF STEWARTS FERRY PIKE; THENCE EASTWARDLY WITH THE SOUTHERLY MARGIN OF STEWARTS FERRY PIKE 19 FEET TO A MONUMENT; THENCE CONTINUING EASTWARDLY WITH THE SOUTHERLY MARGIN OF STEWARTS FERRY PIKE 82.4 FEET TO A MONUMENT; THENCE AROUND AN ARC TO THE RIGHT 27.71 FEET TO A MONUMENT IN THE WESTERLY MARGIN OF DONELSONWOOD DRIVE; THENCE SOUTHWARDLY WITH THE WESTERLY MARGIN OF DONELSONWOOD DRIVE 157.6 FEET TO THE POINT OF BEGINNING.

BEING THE SAME PROPERTY CONVEYED TO THOMAS H. HOGSHEAD AND GERALDINE SMITH GREEN BY DEED FROM FANNY ALLEN L. HARDISON, AS OF RECORD IN BOOK 4904, PAGE 468 AND TO THOMAS H. HOGSHEAD BY QUITCLAIM DEED FROM GERALDINE SMITH GREEN AS OF RECORD IN BOOK 5063, PAGE 41, REGISTER'S OFFICE FOR SAID COUNTY.

THE GRANTEES HEREIN ASSUME AND PROMISE TO PAY AN OBLIGATION EVIDENCED BY AN INSTRUMENT OF RECORD IN BOOK 4968, PAGE 635, SAID REGISTER'S OFFICE.

unimproved ( )
This is improved (X) property, known as 104 STEWARTS FERRY PIKE, NASHVILLE, TENNESSEE 37214
(House Number) (Street) (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 hand S this 15th day of FEBRUARY, 19 79

Thomas H. Hogshead
THOMAS H. HOGSHEAD

Margaret E. Hogshead
MARGARET E. HOGSHEAD

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 THOMAS H. HOGSHEAD AND WIFE, MARGARET E. HOGSHEAD

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 16th day of FEBRUARY, 1979

Robert D. Fee, Notary Public

Commission Expires 2-21-79

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

F. 1 4 5 6 7.

IDENTIFICATION REFERENCE
FEB 16 1 56 PM '79
REGISTER
DAVIDSON COUNTY, TENN.

William G. Traber
P.O. Box 2
Nashville, Tenn.

WARRANTY DEED

FROM
THOMAS H. HOGSHEAD ET UX

TO
RONALD G. HARDY 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