3591 12/26 108.16- CHECK

FORM NO. WD-1

BOOK 5547 PAGE 494

STATE OF TENNESSEE }
COUNTY OF ~~DAVIDSON~~ } CHEATHAM

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 39,117.44

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21st DAY OF December, 1979.

Notary Public

MY COMMISSION EXPIRES: 10-19-82
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Stinnett & Wilkinson, Attorneys, 108 South Main Street, Ashland City, TN. 37015
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
G. S. Hulen et al (NAME)	Same (NAME)	Map 119-7
P. O. Box 15792 (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Parcel 138
Nashville, Tennessee 37215 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	6DA-15171

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, Steve R. Benton and wife, Jewel Benton

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO G. S. Hulen and J. F. Hulen

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. 31 on the Plan of Rosewood Estates, Section I, as of record in Book 4955, page 29, Register's Office for Davidson County, Tennessee.

Said Lot No. 31 fronts 62.5 feet on the northerly side of Peachtree Street and extends back 163.36 feet on the westerly line and 173.64 feet on the easterly line to a dead line measuring 63.33 feet thereon.

BEING the same property conveyed to Steve R. Benton and wife, Jewel Benton, by deed from Cool Valley Corporation, of record in Book 5424, page 233, Register's Office for Davidson County, Tennessee.

This conveyance is subject to restrictions of record in Book 5110, page 595, Register's Office for Davidson County, Tennessee, as amended in Book 5224, page 398, Register's Office for Davidson County, Tennessee.

As a part of the consideration of this conveyance, grantees assume and agree to pay the remaining balance due on a note payable to the order of Cool Valley Corporation, in the original principl sum of $6,100.00, and more particularly described in a deed of trust from Steve R. Benton and wife, Jewel Benton, to Robert F. Doyle, Trustee, of record in Book 5424, page 236, said Register's Office.

This is unimproved ( ) improved (X) property, known as #6 Peachtree Street, Nashville, Tennessee 37211
(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 hands this 21st day of December, 1979

Steve R. Benton

Jewel Benton

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STATE OF TENNESSEE
~~Davidson~~ County
Cheatham

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Steve R. Benton and wife, Jewel Benton

the bargainors, 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 Ashland City, Tennessee, this 21st day of December 1979.

Commission expires 10-19-82

Janet M. Carter
Notary Public

NOTARY PUBLIC

STATE OF TENNESSEE
Davidson 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 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 STEVE R. BENTON, et ux

TO G. S. HULEN, et al

F 6 9 4 5 4

IDENTIF. REFERENCE

DEC 26 9 37 AM '79

PENNY E. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			39117.44- CO	
			101.66 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 108.16-	
3591A	12/26/79		BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F69454

IDENTIFICATION REFERENCE

DEC 26 9 37 AM '79

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TENN.

No. 733229