BOOK 5561 PAGE 613

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY

DEARBORN & EWING, ATTORNEYS, NASHVILLE, TENNESSEE

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
D & H Investments	same	
(NAME) Suite 818	(NAME)	61-16;94
(STREET ADDRESS OR ROUTE NUMBER) Nashville City Bank Bldg.	(STREET ADDRESS)	
(CITY) (STATE) (P. O. ZIP) Nashville, TN 37201	(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, J. Brent Hurd and wife, Barbara Hurd

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO D & H Investments, a partnership

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 part of Lot No. 39 on the Map of Kennedy and Graves' Plan of Monte Vista as of record in Book 421, page 143, Register's Office for Davidson County, Tennessee, and also a triangular strip of land described according to a survey made by Hickerson and Johnson, Engineers, dated May 25, 1962. Said part of Lot No. 39 and said triangular strip is described as follows:

Beginning at a point in the easterly margin of Kennedy Avenue at a point 105 feet north of the northeast intersection of Kennedy Avenue and McAlpin Avenue; thence easterly 119.5 feet to a point in the dividing line between Lot Nos. 39 and 41 on said plan, thence northerly along said dividing line 87 feet to an iron pin; thence westerly 104.7 feet to the easterly margin of Kennedy Avenue; thence southwardly along the east margin of said Avenue 93 feet to the point of beginning.

Being the same property conveyed to J. Brent Hurd and wife, Barbara Hurd, by deed from Billy Joe Simons and wife, Carolyn Chilton Simons, of record in Book 5136, page 569, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to the 1980 Metropolitan Government taxes, a lien but not yet due and payable, and rights of any tenants in possession.

unimproved ( )
This is improved (X) property, known as 4102 Kennedy Avenue, Nashville, Tennessee 37216
(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, successors, assigns 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 1st day of January, 1980

J. Brent Hurd

Barbara Hurd

Form 3

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

BOOK 5551 PAGE 614

Personally appeared before me, Betty R. Powers, a Notary Public in and for said County and State, the within named J. Brent Hurd and Barbara Hurd, 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, Tennessee, this 1st day of Jan., 19 80

Commission Expires: 7-26-80

Betty R. Powers
Notary Public

STATE OF _____)

COUNTY OF _____)

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 _____ day of _____, 19__.

My Commission Expires: _____

Notary Public

WARRANTY DEED

FROM

TO

F 70849

IDENTIF. REFERENCE

JAN 4 3 43 PM '80

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

RETURN TO:
Dearborn & Ewing
ATTORNEYS
NASHVILLE, TENN.

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this conveyance is $ 40,000.00

Attest: Hester W. Hester

Subscribed and sworn to before me this 1st day of Jan, 1980

My Commission Expires: 7-26-80

Betty R. Powers
Notary Public

01 4 19.00 CK

5455

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

40000.00- CO
104.00 CO TX
.50 PRFEE
6.00 MDECO
CHECK 110.50-
5495AU1/04/80 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F 70849

IDENTIF. REFERENCE

JAN 4 3 43 PM '80

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TENN.

No. 735076