BOOK 5552 PAGE 226

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$34,000.00 Bradley J. Hoy
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2nd DAY OF January 19 80

Patsy B. Hardee
Notary Public

MY COMMISSION EXPIRES: 1-18-82

(AFFIX SEAL)

This Instrument Prepared By:
GREGORY
ATTORNEY
1161 Murfreesboro Road
Suite 310, Executive Park South
Nashville, TN 37217

THIS INSTRUMENT WAS PREPARED BY

NAME ADDRESS

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Bradley J. Hoy (NAME) | Molton, Allen & Williams, Inc. (NAME) | 107-14-139 |
| 1005 Kirby Avenue (STREET ADDRESS OR ROUTE NUMBER) | P.O. Box 10025 (STREET ADDRESS) | 20A S6865 |
| Nashville, Tennessee (CITY) (STATE) (P. O. ZIP) | Birmingham, Alabama 35202 (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, Rick L. Burton and wife, M. Eloise Burton and D. Ann Burton

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Bradley J. Hoy and wife, Mary Jane Millwood Hoy

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:

BEING Lot No. 115 on the Plan of Miro Meadows Subdivision of record in Book 1424, pages 94 and 95, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

BEING the same property conveyed to the Grantors by deed of record in Book 5358 page 984, of record in the Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing easements of record.

This is unimproved ( ) improved (XX) property, known as 1005 Kirby Avenue (House Number) (Street) Nashville, Tennessee (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 2nd day of January, 19 80

x Rick L. Burton — RICK L. BURTON

x Eloise Burton by William C. Hall Attorney in Fact — M. ELOISE BURTON

x D. Ann Burton — D. ANN BURTON

STATE OF TENNESSEE
Davidson County

BOOK 5552 PAGE 227

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Rick L. Burton ~~and wife~~, ~~M. Eloise~~ Burton and D. Ann Burton

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 2nd day of January 19 80

Commission expires 1-18-82

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 (their several oaths) (his oath) acknowledged (themselves) (himself) 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

Rick L. Burton et ux

M. Eloise Burton & D. Ann Burton

TO

Bradley J. Hoy et ux Mary Jane

Millwood Hoy

F 71161

IDENTIFICATION REFERENCE

JAN 7 2 01 PM '80

FELIX A. [illegible] REGISTER
DAVIDSON COUNTY, TENN.

file #35

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 2nd day of January, 1980, before me personally appeared, William Cobb, to me known to be the person who executed the foregoing instrument on behalf of Eloise Burton, and acknowledged that he executed the same as the free act and deed of said Eloise Burton, through Power of Attorney granted him by said Eloise Burton.

NOTARY PUBLIC

My Commission Expires: 1/18/82

5593 01/07 81.50 BUFOX

**OFFICIAL RECEIPT**

**FELIX Z. WILSON, II**

**REGISTER OF DAVIDSON COUNTY**
**NASHVILLE, TENNESSEE**

**RECEIVED OF** _____

**FOR** BOOK 5552 PAGE 228

| | | |
|---|---|---|
| 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 |
|---|---|---|---|---|
| | | 34000.00- | CO | |
| | | 85.40 | CO TX | |
| | | .50 | PRFEE | |
| | | 6.00 | WDEED | |
| | | | CHECK | 94.90- |
| 5893A01/07/80 | | | BAL | .00 |

**RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK**

F 7 1 1 6 1

IDENTIFICATION REFERENCE

JAN 7 2 01 PM '80

FELIX Z. WILSON, II
REGISTER
DAVIDSON CO., NASHVILLE, TENN.

**No.** 735468