WARRANTY DEED

BOOK 5632 PAGE 87

T. D. HAWKINS, JR.

TO

RICH B. MARTIN and wife,
LINDA MYELLO

This instrument prepared by:
James C. Burns, Jr.
Attorney at Law
P. O. Box 260
Shelbyville, TN 37160

FOR AND IN CONSIDERATION of the sum of Forty Nine Thousand ($49,000.00) Dollars, cash in hand paid, the receipt of which is hereby acknowledged, I, T. D. HAWKINS, JR., have this day bargained and sold, and by these presents do transfer and convey unto RICH B. MARTIN and wife, LINDA MYELLO, their heirs and assigns, a certain tract or parcel of real property located in Davidson County, Tennessee, within the corporate limits of the City of Nashville, bounded and described as follows, to wit:

Being the Westerly 58 ft. front and 53.7 ft. rear of Lot #105 in the BELMONT LAND CO.'S PLAN of Lots called Belmont Heights, as of record in Book 421, Page 34, Register's Office for said county, as conveyed to William F. Hawkins by deed of record in Book 3648, Page 383, Register's Office for Davidson County, Tennessee.

See also the Power of Attorney from T. D. Hawkins, Jr. to Madge C. Hawkins of record in Book 5632, Page 54, Register's Office of Davidson County, Tennessee. T. D. Hawkins, Jr. is the person known as Theron Doyle Hawkins, brother of William Frost Hawkins, a single person who died intestate as to such real property on March 24, 1980. William Frost Hawkins was predeceased by Nannie Frost (Hawkins) Simmons, his mother and was either predeceased by John Oakley Whitmire or died at the same time as such person under such circumstances that there is not sufficient evidence that the persons have died otherwise than simultaneously. John Oakley Whitmire was not survived by issue. See also TCA, Sections 31-502 and 32-306. See also Will of William F. Hawkins of record in Book 130, Page 92, County Court Clerk's Office of Davidson County, Tennessee.

TO HAVE AND TO HOLD the above described real property unto the said RICH B. MARTIN and wife, LINDA MYELLO, their heirs and assigns, forever.

The said grantor covenants that he is lawfully seized and possessed of the said realty and has a good and lawful right to sell and convey the same and that the same is free and unencumbered, except for the 1980 city and county taxes, which the grantees assume and agree to pay when due. Subject to any restrictions of record.

The said grantor further covenants and binds himself, his heirs and assigns, to forever warrant and defend the title to the said property, unto the said RICH B. MARTIN and wife, LINDA MYELLO, their heirs and assigns, against the lawful claims of all persons whomsoever.

I, MADGE C. HAWKINS, wife of T. D. HAWKINS, JR. , for the above described consideration, do hereby quitclaim any and all right, title and interest which I may have, if any, in the above described real property to RICH B. MARTIN and wife, LINDA MYELLO, their heirs and assigns.

MADGE C. HAWKINS executes this instrument as attorney in fact for T. D. HAWKINS, JR. pursuant to the general power of attorney of T. D. HAWKINS, JR. of record in Book 5632, Page 84, Register's Office of Davidson County, Tennessee.

WITNESS our signatures on this the 31st day of July, 1980.

T. D. Hawkins, Jr.
By Madge C. Hawkins atty. in Fact
T. D. HAWKINS, JR.

Madge C. Hawkins
MADGE C. HAWKINS

Send tax bills to:
Rich B. Martin &
Linda Myello
1518 Sweetbriar Ave.
Nashville, Tennessee
Map & Parcel No. 117-4-36
Field Book No. 24W-12155

RECEIVED
AUG 1 5h PM '80
FELIX Z. HAYNES
DAVIDSON COUNTY, TENN.
REGISTER

IDENTIF. REFERENCE
6 0 0 3.96

RUSH

STATE OF TENNESSEE

COUNTY OF BEDFORD

Before me, the undersigned Notary Public in and for the aforesaid state and county, personally appeared MADGE C. HAWKINS individually and as attorney in fact for T. D. HAWKINS, JR., with whom I am personally acquainted, and who, acknowledged that she executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at Shelbyville, Bedford County, Tennessee, on this the 31st day of July, 1980.

Debra H Williams
NOTARY PUBLIC

My commission expires: 7-16-84

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer or value of property (whichever is greater) is $ 49,000.00 . This is equal to or greater than the property would bring at a fair and voluntary sale.

Sworn to and subscribed before me this
1st day of Aug. 1980.

Rich B Martin

Notary Public

My comm. expires: 10-17-82

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
			49000.00- CO	
			127.40 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 133.90-	
			3147A08/01/80 BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

600396

T
IDENTIF. REFERENCE

AUG 1 1 54 PM '80

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 771316