This instrument prepared by Milton W. Smith, Jr., 2400 Crestmoor Road, Nashville, TN 37215

WARRANTY DEED

BOOK 5633 PAGE 972

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Billy W. Huffines etux	Third National Mortgage Co.	Map 83-5
(NAME) Nancy G.	(NAME)	
1202 Stratton Avenue		Parcel 294
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
		23W-09690
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of Ten and 00/100 - ($10.00) - *Dollars,*

Cash in hand paid by the Grantees, hereinafter named, and other good and valuable consideration, the receipt of which is hereby acknowledged,

Elizabeth Cate McKnight, single, hereinafter called Grantor,

have this day bargained and sold, and do hereby transfer and convey unto the said
Billy W. Huffines and wife, Nance G. Huffines, hereinafter called Grantees, their ~~XXXXXX~~ *heirs and assigns,*
certain real estate in Davidson County, Tennessee, as follows:

Being Lot No. 31 of Block "B" on the Plan of F. O. Beazley's addition to East Nashville of record in Book 57, page 85, Register's Office for said county.

Said Lot No. 31 fronts 50 feet on the southerly margin of Stratton Avenue and extends back between parallel lines measuring 160 feet to an alley.

Being the same property conveyed to Grantor by deed from Clinton T. Calkins, single, of record in Book 1813, page 472, said Register's Office.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 39,000.00

Subscribed and sworn to before me, this the 1st day of August, 19 80

My commission expires: Jan 22, 1984 (Affix Seal)

X Billy W. Huffines
Affiant

Notary Public

Unimproved ( )
This is improved (X) property, known as 1202 Stratton Avenue, Nashville, TN.
(House Number) (Street) P. O. Address: (City or Town

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said
Grantees, their ~~XXXXXX~~
heirs and assigns forever. I *covenant that* I am *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered,* except for 1980 taxes which have been prorated.

I *further covenant and bind* myself, my *heirs and representatives, to warrant and forever defend the title to said real estate to said* Grantees, their ~~XXXXXX~~ *heirs and assigns, against the lawful claims of all persons.*

Witness My *hand this* 1st *day of* August, 19 80 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Elizabeth Cate McKnight

Elizabeth Cate McKnight

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STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned *, a Notary Public in and for said County and State,* Elizabeth Cate McKnight *the within-named bargainor, with whom I am personally acquainted, and who acknowledged that* she *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at Nashville *Tennessee this* 1st *day of* August *, 19* 80

Commission expires Jan 22, 1984 *Notary Public*

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, , *a Notary Public of the State and County aforesaid, personally appeared* *with whom I am personally acquainted, and who, upon oath, acknowledged* *self to be* *of the* *the within named bargainor, a corporation, and that* *he as such* *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* *self as*

Witness my hand and seal, at office in *this* *day of* *, 19*

Notary Public

Commission expires

4095 08/06 107.00- CHECK

G01-201

IDENTIF. REFERENCE

AUG 6 2 23 PM '80

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

WARRANTY DEED

FROM

TO

Compliments of
Colonial Title Company
2400 Crestmoor Road
NASHVILLE, TENNESSEE 37215

Colonial Title Co.
81-23574

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

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RECEIVED OF _____

FOR _____

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
			39000.00- CO	
			101.40 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	107.90-
4095A08/06/80			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

601-201

T
IDENTIF. REFERENCE

AUG 6 2 23 PM '80

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

No. 772233