BOOK 5641 PAGE 67

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 74000.00

Reva Heller, Trustee
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22 DAY OF August 19 80

Joe Saperstein
Notary Public

MY COMMISSION EXPIRES: 5-20-81

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

JOE SAPERSTEIN — NAME
SUITE 1001 PARKVIEW TOWER NASHVILLE — ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Eugene or Reva Heller, T'ees (NAME)	Same (NAME)	MAP 103-12
224 Deer Park Drive (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	PAR 204
Nashville, TN 37205 (CITY) (STATE) (P. O. ZIP)	(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, Francis E. Hipkins et ux Frances M. Hipkins, Mark Eugene Hipkins, a single person, Ernest M. Melton et ux Shirley D. Melton

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Eugene Heller or Reva Heller, Trustees, either with the full power to sell, encumber, transfer, convey or otherwise dispose of the said real estate

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. 16 on Block "J" on the Plan of Cherokee Park, Third Section as of record in Book 843, pages 2 and 3, Register's Office for Davidson County, Tennessee.

SAID Lot No. 16 fronts 56 feet on the easterly side of Cherokee Road and runs back 148.47 feet on the northerly line and 148.83 feet on the southerly line to the westerly line of Lot No. 3 and measures 56 feet thereon.

BEING the same property conveyed to Francis E. Hipkins, Mark Eugene Hipkins, and Ernest M. Melton by deed from Stephen E. Horn as of record in Book 5357, page 443, Register's Office for Davidson County, Tennessee.

SAID property being sold as a duplex.

This is unimproved ( ) improved (X) property, known as 114 Cherokee Road (House Number) (Street) Nashville, TN 37205 (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 22 day of August, 19 80

X Francis M. Hipkins

STATE OF TENNESSEE
Davidson County

BOOK 5641 PAGE 68

Personally appeared before me, Joe Superstein, a Notary Public in and for said County and State, the within named Francis E. Hipkins et ux Frances M. Hipkins, Mark Eugene Hipkins, a single person, Ernest M. Melton et ux Shirley D. Melton through their attorney in fact, Francis E. Hipkins

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 Nashville, Tennessee, this 22 day of August 19 80.

Commission expires 5-10-81

Joe Superstein
Notary Public

JOE SUPERSTEIN NOTARY PUBLIC DAVIDSON COUNTY, TENN.

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
HIPKINS ET AL

TO
EUGENE or REVA HELLER, Trustees

G03904

IDENTIF. REFERENCE

AUG 22 1 30 PM '80

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

BOOK 5641 PAGE 69

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
			74000.00- CO	
			192.40 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	198.90-
7514A08/2F/80			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G 0 3 9 0 4

IDENTIF. REFERENCE

AUG 22 1 39 PM '80

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 775529