This Instrument Prepared by Christian A. Horsnell, BARKSDALE, WHALLEY, GILBERT, FRANK, LUDWICK & MILOM, 13th Floor, Third National Bank Building, Nashville, TN 37219 (615)244-0020.

WARRANTY DEED

BOOK 5753 PAGE 7

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Kenneth W. Hobbs and wife, ~~Elisabeth M. Hobbs~~ (NAME)	First and Mid-South Mortgage Co. (NAME)	Map 76-5
4932 Shadowlawn Drive (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 2568 (STREET ADDRESS)	Parcel 59
Hermitage, TN 37076 (CITY) (STATE) (ZIP)	Nashville, TN 37219 (CITY) (STATE) (ZIP)	4D-68338

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) *Dollars,*

cash in hand paid by the Grantees herein, and other good and valuable consideration, the receipt of which is hereby acknowledged, including the assumption of a certain indebtedness to First and Mid-South Mortgage Company in the amount of $34,653.86 and secured by a deed of trust of record in Book 5242, page 845, Register's Office, Davidson County, Tennessee, which Grantees by their acceptance hereof agree to pay and from which Grantees agree to hold Grantors harmless.

we, Lloyd H. Griffin and wife, Gail W. Griffin, the Grantors herein

have this day bargained and sold, and do hereby transfer and convey unto the said

Kenneth W. Hobbs and wife, Elisabeth M. Hobbs

the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

BEING Lot 54 on the plan of Hidden Hill, of record in Book 4860, page 43, Register's Office for said county.

Said Lot No. 54, which is a corner lot, fronts 80.13 feet on the northwesterly margin of Shadowlawn Drive and fronts 118.0 feet on the southwesterly margin of Shadowlawn Court, said frontages being joined by a curve having a length of 40.09 feet, and extends back 65.53 feet on the northwesterly line and 143.01 feet on the southwesterly line to a point of intersection.

Being the property conveyed to Lloyd H. Griffin and wife, Gail W. Griffin, by deed from Clarice S. Griffin and Sandra J. Griffin, tenants in common with right of survivorship, of record in Book 5748, page 208, Register's Office, Davidson County, Tennessee.

This conveyance is subject to the above deed of trust and any and all existing easements and restrictions of record, and 1981 taxes, a lien but not yet due, which have been prorated and assumed by the Grantees herein.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON } The actual consideration or value whichever is greater, for this transfer is $ 45,738.00

Subscribed and sworn to before me, this the 2nd day of June 19 81

Affiant

My commission expires: 4-17-83 (Affix Seal)

Notary Public

unimproved ( )
This is improved (X) property, known as 4932 Shadowlawn Drive, Hermitage, Tennessee 37076
(House Number) (Street) P.O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the said Grantees their (successors), heirs and assigns forever we covenant that we are 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 as noted herein.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

Whenever 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 hands this 2nd *day of* June 19 81 *, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Lloyd H. Griffin

Gail W. Griffin

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, *a Notary Public in and for said County and State,* Lloyd H. Griffin and Gail W. Griffin

the within named 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 Hermitage, Tennessee,
this 2nd *day of* June, *19* 81

Julie A Faulk
Notary Public

Commission expires 7-19-83

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 .....

WARRANTY DEED

FROM
Lloyd H. Griffin and wife,
Gail W. Griffin

TO
Kenneth W. Hobbs and wife,
Elisabeth M. Hobbs

G 44663

IDENTIF REFERENCE

JUN 3 3 56 PM '81

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TENN.

RUSH

Compliments of
Chicago Title Insurance Company
First Floor — First American Center

Phone 255-4631
NASHVILLE, TENNESSEE 37238

9133 06/03 125.32- CHECK

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF BOOK 5753 PAGE 9

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

45738.00- CO
118.62 CO TX
.50 PRFEE
6.00 WDEED
CHECK 125.32-
9199A06/03/81 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G 4,4 6 6 3

IDENTIF. REFERENCE

JUN 3 3 56 PM '81

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

No. 825366