BOOK 5807 PAGE 581

WARRANTY DEED

REAU E. FOLK, JR. FORM

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
160-4-163	Mr/Mrs John R. Hughes	Fidelity Federal Savings & Loan 4th & Union Nashville TN. 37219
FIELD BOOK NUMBER(S)	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED)	LOAN OR ACCOUNT NO. 019452-8
6DU-38242	5144 Pritchett Drive	PROPERTY IS ☐ IMPROVED ☐ UNIMPROVED

EACH BOOK AND PAGE NUMBER REFERRED TO HEREIN, UNLESS OTHERWISE DESIGNATED, IS IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

For and in consideration of the sum of TEN DOLLARS ($10.00) and other good and valuable considerations, the receipt of which is hereby acknowledged, and in further consideration of and agreement by the grantees herein to pay the principal balance now due, plus future interest, on a certain note dated June 11, 1971, in the original principal sum of $28,800.00, payable to Fidelity Federal Savings & Loan Association, in monthly installments as set out in said note, with interest as set forth therein and being secured by a deed of trust executed by M. Douglas Brown and wife, Joann H. Brown to Vaden Lackey, Jr., Trustee, as of record in Book 4510, page 893,

JOANN H. BROWN

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto JOHN ROBERT HUGHES, JR., and wife, SUSAN W. HUGHES

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 57 on the Plan of Brentview Hills, Section 7, as of record in Book 4175, page 89.

Said Lot No. 57 fronts a total of 130.35 feet on the westerly side of Pritchett Drive and runs back between lines 217.85 feet on the northerly line and 250.38 feet on the southerly line, to a broken line in the rear measuring a total of 184.44 feet thereon.

Being the same property conveyed to M. Douglas Brown and wife, Joann H. Brown, by deed from Dunn & Dunn Construction Co., as of record in Book 4510, page 891, said parties having since been divorced and the said M. Douglas Brown having conveyed his interest to Joann H. Brown, by Quitclaim deed of record in Book 5807, page 579.

This conveyance is made subject to restrictions of record in Book 4404, page 813.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, Except as shown above and 1981 taxes which have been prorated and assumed by grantees.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors 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.

In witness whereof, the Grantor has hereunto set his hand (if a corporation, has caused its name to be signed hereto by its duly authorized officers) on this, the 15th day of October, 1981.

Joann H. Brown
Joann H. Brown

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared the within named Joann H. Brown, unmarried the bargainor(s), 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, the 15 day of October, 1981.

My commission expires: 4-16-82

Notary Public

STATE OF
COUNTY OF

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared the within named _____ the bargainor(s), with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at _____, this, the _____ day of _____, 19____.

My commission expires:

Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

$84,500.00 Amount

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15 DAY OF October 19 81

MY COMMISSION EXPIRES: 4-16-82 (AFFIX SEAL) Notary Public

G 64162

IDENTIF. REFERENCE

Oct 16 11 48 AM '81

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY, TENN.

WARRANTY DEED

FROM

JOANN H. BROWN, UNMARRIED

TO

JOHN ROBERT HUGHES, JR.

AND WIFE

Please Return to:
ORTALE, KELLEY, HERBERT & CRAWFORD
23rd Floor, Life & Casualty Tower
Nashville, Tennessee 37219

CHECK
10/15 226.20
3262

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted, and who upon oath acknowledged _____ to be the _____ and _____, respectively, of _____, a corporation, the bargainor, and that _____, as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at _____, Tennessee, this, the _____ day of _____ ____, 19____.

_____

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED
CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE
MISC - MISCELLANEOUS
CO TX - STATE TAX CONVEY
MO TX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			84500.00- CO	
			219.70 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 226.20-	
3262A	10/16/81	BAL	.00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

C 64162
Y
Scanby Hy
10.16.1148 A.M. 81
Stacy X. Weinstein
Hy
Ellen Dunn

No. 848557