160-3-63 KB

PROBATE MASTER'S DEED

THIS INDENTURE made this the 16th day of June, 1982, between F. Spiller Campbell, Jr., Probate Master of Probate Court for Davidson County, Tennessee, and A. D. Hewlett

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WITNESSETH

That by a decree of said Court in the cause of Helen L. Porter, et al vs. Melba Van Hooser as amended by order entered Page 90, Minute Bk. 278 and entered on page 78 of Minute Book 278, title to the hereinafter described land was vested in the purchaser, the said A. D. Hewlett

and whereas the Master is directed to execute and acknowledge a deed of conveyance to the said purchaser; and whereas the said A. D. Hewlett has complied with his bid according to the terms of said decree by paying into Court the sum of Fifty thousand five hundred dollars ($50,500.00)

NOW THEREFORE, in order to carry into effect said decree, and in consideration of the sum of 20 Dollars paid to the said Master F. Spiller Campbell, Jr., the receipt of which is hereby acknowledged, said F. Spiller Campbell, Jr., as such Master hereby transfers and conveys to the said A. D. Hewlett, his heirs and assigns forever, all right, title and interest of all the parties to this suit in and to said tract or parcel of land situated in Davidson County, Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 295, on the Plan of Haileywood, Section 8, as of record in Book 2854, page 19, Register's Office for said County, and described as follows:

Beginning on the southerly margin of Regent Drive, at the corner of Lots 294 and 295; thence with the line between said two lots, sotherly 110.3 feet; thence South 82 degrees 53' West 124 feet to the easterly margin of Anchorage Drive; thence with the same northerly 130 feet to the beginning of a curve; thence around said curve, having a radius of 25 feet, northeasterly 41.3 feet to the southerly margin of Regent Drive; thence with the same, easterly 170.1 feet to the beginning.

Being the same property conveyed to Malcolm W. Van Hooser, Sr. and wife, Rubye Dunn Vann Hooser, by deed from Thomas Neal Fisher and wife, Louise R. Fisher, of record in Book 4910, page 526, Register's office for Davidson County, Tennessee, the said Malcolm W. Van Hooser, Sr. and wife, Rubye Dunn Van Hooser, having since died. Rubye Dunn Van Hooser predeceased Malcolm W. Van Hooser, Sr. The heirs-at-law of Malcolm W. Van Hooser, Sr. are his widow, Melba Van Hooser, and children: Helen L. Porter, Hilda Daugherty, Malcolm W. Van Hooser, Jr., and B. Gordon Van Hooser.

Subject to the assumption by the grantee herein of the unpaid balance due on a note payable to Guaranty Mortgage Company in the original principal amount of $20,300.00 as secured by a deed of trust of record in Book 3979, Page 387, Register's Office for said County.

This is improved property known as 5201 Regent Drive, Nashville, Tennessee, 37220, Field Book No. 6D033220 Map 160-3, Parcel 63

TO HAVE AND TO HOLD said land with all the hereditaments and appurtenances thereunto belonging to the said A. D. Hewlett, his heirs and assigns forever.

In Witness Whereof, the said F. Spiller Campbell, Jr., Probate Master as aforesaid, affixes his hand and seal on the date first above written.

Buyer: A. D. Hewlett

F. Spiller Campbell Jr.

5217 Anchorage Dr. Nash. Tenn.

STATE OF TENNESSEE,
COUNTY OF DAVIDSON:

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Personally appeared before me, Sylvia L. Roper, a Notary Public, in and for said County and State, the within named F. Spiller Campbell, Jr., Probate Master, the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within deed for the purposes therein contained.

Witness my hand and official seal this the 17th day of June, 1982.

Sylvia L. Roper
Notary Public

My Commission Expires: 10-20-85

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 38,500.00
A.D. Hewlett
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th DAY OF June 1982
W.E. Jeanes
Deputy Register

RUSH

JUN 17 2 37 PM '82
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

INSTRUMENT REFERENCE

G 9 6 1 0 4

PROBATE MASTER'S DEED

F. Spiller Campbell, Jr.,
PROBATE MASTER FOR DAVIDSON COUNTY, TENNESSEE

TO

A.D. HEWLETT

This Deed prepared by
F. Spiller Campbell, Jr.
Probate Master
Room 105 Metro Court House
Nashville, Tennessee 37201

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
			50500.00- CO	
			131.30 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 137.80-	
3244A	06/17/82		BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G.9 6 1:04

IDENTIF. REFERENCE

JUN 17 2 37 PM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 886974