# WARRANTY DEED

*THIS INSTRUMENT PREPARED BY*

George E. Mudter, Jr., Atty.
254 Highlands Building
Brentwood, Tennessee 37027

BOOK 5936 PAGE 718

| ADDRESS NEW OWNER(S) AS FOLLOWS | SEND TAX BILLS TO: The New York | MAP PARCEL NUMBERS |
|---|---|---|
| Metropolitan Housing, Ltd. (NAME) | Guardian Mortgage Corp. (NAME) | 119-6 |
| Suite 232B<br>3813 Hillsboro Road (STREET ADDRESS OR ROUTE NUMBER) | P. O. Box 960 (STREET ADDRESS) | 254 |
| Nashville, TN. 37215 (CITY) (STATE) (P. O. ZIP) | Hempstead, N.Y. 11551 (CITY) (STATE) (ZIP) | FB# 6DA-34024 |

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,

PEGGY K. HOOPER

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

METROPOLITAN HOUSING, LTD., a Tennessee limited partnership

HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS, HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

Being Lot No. 25 on the Plan of Hidden Acres Subdivision, as of record in Book 1130, page 89, Register's Office for said County, to which plan reference is made for a more complete description, said plan was amended in Book 1428, page 565, said Register's Office.

Being the same property conveyed to Peggy K. Hooper by deed from E. S. Williamson, III, of record in Book 5846, page 28, Register's Office for said County.

This conveyance is made subject to: (1) All matters appearing on the plan of record in Plat Book 1130, page 89; (2) Restrictions of record in Book 1394, page 218, amended in Book 1432, page 528; and (3) Deed of Trust of record in Book 5331, page 38 , said Register's Office, and (4) All matters appearing on the amendment to the plan of record in Book 1428, page 565, said Register's Office.

C. E. Hooper, husband of Peggy K. Hooper, hereby joins in the execution of this instrument for the purpose of conveying any and all interest, including but not limited to all marital rights, which he may have in the subject property.

unimproved ( )
This is improved (XX) property, known as 2701 Hartford Avenue Nashville, Tennessee

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors, 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, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their successors, 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.

In witness whereof, the GRANTORS have hereunto set their hands (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 31st day of December, 1982.

C. E. Hooper

Peggy K. Hooper

OFFICIAL RECORD

STATE OF TENNESSEE
COUNTY OF Davidson

BOOK 5936 PAGE 713

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named PEGGY K. HOOPER and husband C. E. HOOPER

the 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 , Tennessee, this 31st day of December, 1982.

My commission expires 10-19-86 Notary Public Otis J. Anderson

STATE OF TENNESSEE
COUNTY OF

Before me, the undersigned, 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 as such , being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said as such .

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

Notary Public

Commission expires

H 27586

IDENTIF. REFERENCE

JAN 24 10 44 AM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 74.26

Michael Koster
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF December, 1982.

MY COMMISSION EXPIRES: 1-20-85
(AFFIX SEAL)

Notary Public

WARRANTY DEED

FROM

PEGGY K. HOOPER

TO

METROPOLITAN HOUSING, LTD.

First Title & Escrow Company, Inc.
P.O. Box 926
256 Highland Building
BRENTWOOD, TENNESSEE 37027-0926

File Box 38

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

RECEIVED OF _____

FOR _____ BOOK 5986 PAGE 720

| | | |
|---|---|---|
| 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 |
|---|---|---|---|---|
| | | | 84[illegible].00- CO | |
| | | | 89.44 CO TX | |
| | | | .50 PRFEE | |
| | | | 6.00 MISC | |
| | | | CHECK- | 95.94- |
| | | | 850UAL1/24/83 BAL | .00 |

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 2 7 5 8 6

IDENTIF. REFERENCE

JAN 24 10 44 AM '83

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TN

No. 925293