Please Mail Back To
DOAK & HOLLAND
2740-A Old Lebanon Road
Nashville, Tenn. 37214

This Form furnished by Attorneys Title Company, Inc.

Form No. WD-2

FROM DAVID C. LOVELACE, III

TO
BILLY C. HIX ET UX
VEEDA G. HIX

For draftsman's use

PREPARED BY:

BOOK S173 PAGE 72

DOAK & HOLLAND
2740- A Old Lebanon Rd.
Nashville, TN 37214

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Billy C. Hix, et ux (NAME)	Third National Mortgage (NAME)	3DZ12140
2419 Vale Lane (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 2628 (STREET ADDRESS)	95-7
Nashville, TN 37214 (CITY) (STATE) (P. O. ZIP)	Nashville, TN 37219 (CITY) (STATE) (ZIP)	120

(FOR REGISTER'S USE)

H 5 4 5 6

IDENTIF. REFERENCE

Nov 9 9 31 AM '83

FEE
DAVIDSON COUNTY, TN

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$ 51,120.19 Billy C. Hix
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 4th DAY OF November, 19 83

Marie B. Cummins
Notary Public

MY COMMISSION EXPIRES: 19 January, 1986

(AFFIX SEAL)

For and in Consideration of the sum of Ten ($10.00) DOLLARS, and other good and valuable consideration including grantees agreement to assume and to pay the balance of the mortgage indebtedness on the premises dated August 8, 1980, of record in Book 5635, page 813, Register's Office for Davidson County, Tennessee.

DAVID C. LOVELACE, III

have bargained and sold, and by these presents do transfer and convey unto the said

BILLY C. HIX AND WIFE, VEEDA G. HIX

heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

LAND in the 3rd Civil District of Davidson County, Tennessee, being Lot No. 237 on the Plan of Merry Oaks, as of record in Book 1835, pages 67 and 68, Register's Office for Davidson County, Tennessee, described as follows:

BEGINNING at a point in the westerly margin of McGavock Pike, at the common corner of Lots 236 and 237; thence with the line between said lots, westerly 307 feet to a point in the easterly line of Lot 29; thence southerly with the easterly line of Lots 29 and 30, 92 feet to the common corner of Lots 237 and 238; thence with the line between said lots, easterly 307 feet to the westerly margin of McGavock Pike; thence with the margin of said pike, northerly 92 feet to the beginning.

BEING the same property conveyed to David C. Lovelace, III by deed from Richard M. Stockstill of record in Book 5920, page 33, Register's Office for Davidson County, Tennessee.

Grantor further transfers and conveys unto grantees the funds held in escrow and does hereby authorize Third National Mortgage to transfer the existing insurance on the premises to grantees.

This property is a duplex and is not the principal place of residence of David C. Lovelace, III.

1460 11/08 137.35- CHECK

WD-2

This is { unimproved / improved } property, known as 254-256 McGavock Pike, Nashville, TN 37214
(House Number) (Street) P. O. Address: (City or Town) (Postal Zone)

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 heirs and assigns, forever.

And I do covenant with the said grantees that I am lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.

BOOK S173 PAGE 73

And I do further covenant and bind myself, and my heirs and representatives, to warrant and forever defend the title to the said land to the said grantees heirs and assigns against the lawful claims of all persons whomsoever.

Witness my hand this 4th day of November, 19 83

David C. Lovelace III

DAVID C. LOVELACE, III

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named David C. Lovelace, III

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 4th day of November, 19 83.

Marie B. Cummings, Notary Public.

Commission expires 19 January, 1986

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 _____.

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

RECEIVED OF _____

FOR _____

BOOK 5173 PAGE 74

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
			51120.19 CAMT.	
			132.86 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 139.36-	
			1460A11/09/83 BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H85458

IDENTIF. REFERENCE

Nov 9 9 31 AM '83

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 992320