OFFICIAL RECEIPT

FORM NO. WD-1

BOOK 6194 PAGE 733

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 45,096.37

Todd O Hutchison
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13th DAY OF December, 19 83

Notary Public

MY COMMISSION EXPIRES: January 19, 1986

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
SOUTHEAST TITLE of Tennessee, Inc.
Realtors Building 306 Gay Street Suite 203 Nashville, Tennessee 37201

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Todd O. Hutchison (NAME)	WACHOVIA MORTGAGE COMPANY (NAME)	Map 149-09
4736 Miners Cove (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 3174 (STREET ADDRESS)	Parcel 210.00
Antioch, Tennessee 37013 (CITY) (STATE) (P. O. ZIP)	Winston-Salem, NC 27102 (CITY) (STATE) (ZIP)	

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, WE, Angelia C. McGahey , a single person

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Todd O. Hutchison and wife, Sheri H. Hutchison

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

Land in Davidson County, Tennessee, being Lot no. 170 on the plan of Section Four, TERRAGON TRAILS, of record in Book 5050, page 57, Register's Office for Davidson County, Tennessee.

Said Lot no. 170 fronts 60.38 feet on the southwesterly margin of Miners Cove and extends back 154.67 feet on the southeasterly line and 157.34 feet on the northwesterly line to a dead line in the rear, measuring 56.42 feet thereon.

Being the same property conveyed to James M. McGahey and wife, Angelia C. McGahey, by deed from Timothy J. Reynolds and wife, Jean K. Reynolds, of record in Book 5649, page 644, Register's Office for Davidson County, Tennessee and James M. McGahey, having since conveyed his interest in subject property to Angelia C. McGahey, by Quitclaim Deed of record in Book 6066, page 751, Register's Office for Davidson County, Tennessee.

This conveyance is subject to taxes for the year 1984 and subsequent years, easements and restricitons of record and Deed of Trust to secure 30,650.00, executed by Timothy J. Reynolds and wife, Jean K. Reynolds to J. G. Palmer, Trustee for the benefit of Commerce Union Bank, of record in Book 5271, page 911, Register's office for Davidson County, Tennessee.

CHECK
This is unimproved ( ) improved (XX) property, known as 4736 Miners Cove, Antioch, Tennessee 37013
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

12/15 123 76-1

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, their 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 and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their 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.

Witness our hand s this 13th day of December, 19 83

Angelia C. McGahey

9782

OFFICIAL RECEIPT

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, Brent A. Campbell, a Notary Public in and for said County and State, the within named Angelia C. McGahey, a single person

the bargainor, 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 13th day of December, 19 83

Commission expires January 19, 1986

Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (their several oaths) (his oath) (themselves) (himself) acknowledged to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) (they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

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

My commission expires _____

Notary Public

WARRANTY DEED

FROM
Angelia C. McGahey

TO
Todd O. Hutchison and wife,
Sheri H. Hutchison

SOUTHEAST TITLE
OF TENNESSEE, INC.
Realtors Building
306 Gay Street Suite 203
Nashville, Tennessee 37201

IDENTIF. REFERENCE

H 9 2 2 3 7

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN

Dec 15 1 40 PM '83

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

45096.37- CAMT.
117.26 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 123.76-
9782A12/15/83 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H92237

IDENTIF. REFERENCE

DEC 19 1 40 PM '83

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 383