FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $44,800.00

David W. Hoffman
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th DAY OF February, 1984.

Rebecca A. Hamby
Notary Public

MY COMMISSION EXPIRES: 3/22/84

(AFFIX SEAL)

BOOK 6238 PAGE 926

THIS INSTRUMENT WAS PREPARED BY
PATRICIA SPICER CARDEN, ATTORNEY
401 Union Street, Nashville, Tennessee 37219

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
David W. Hoffman etux (NAME)	National Mortgage Company (NAME)	3DZ-57984
3012 Ironwood Drive (STREET ADDRESS OR ROUTE NUMBER)	4041 Knight Arnold Road (STREET ADDRESS)	96-10-59
Nashville, Tennessee 37214 (CITY) (STATE) (P. O. ZIP)	Memphis, Tennessee 38118 (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, Donald P. Garr and wife, Reda S. Garr

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO David W. Hoffman and wife, Teresa D. Hoffman

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. 111 on the plan of Cloverhill, Section No. II, of record in Book 2133, page 46, Register's Office for said County.

Said Lot No. 111, which is a corner lot, fronts 73.04 feet on the southerly margin of Cottonwood Drive and fronts 70 feet on the westerly margin of Ironwood Drive, said frontages being joined by a curve having a length of 32.87 feet, and extends back 127 feet on the southerly line and 120.1 feet on the westerly line to a point of intersection.

Being the same property conveyed to Donald P. Garr and wife, Reda S. Garr by deed from Reichard P. Baltz, Trustee, of record in Book 6139, page 357, Register's Office for Davidson County, Tennessee.

I 0 5 6 6 1

IDENTIF. REFERENCE

FEB 29 11 07 AM '84

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

02/29 122.98 - CHECK

6332

This is improved (XX) unimproved ( ) property, known as 3012 Ironwood Drive (House Number) (Street) Nashville, Tennessee 37214 (P. O. Address) (City or Town) (Postal Zip)

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 hands this 24th day of February, 1984

Donald P. Garr

Reda S. Garr

INDIVIDUAL ACKNOWLEDGEMENT

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State of Tenneesee

County of Davidson

Personally appeared before me, the undersigned, a Notary Public of said county, Donald P. Garr and wife, Reda S. Garr

the within named bargainor(s), with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that we executed the within instrument for the purpose therein contained.

WITNESS my hand, at office, this 24th day of February 1984

Rebecca A. Bailey

NOTARY PUBLIC

My commission expires:

10/21/84

CORPORATE ACKNOWLEDGEMENT

State of _____

County of _____

Before me, _____ of the state and county aforesaid, personally appeared _____, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged himself to be President (or other officer authorized to execute the instrument) 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 himself as _____.

WITNESS my hand and seal, at office in _____, this _____ day of _____, 19____.

_____

NOTARY PUBLIC

My commission expires:

_____

WARRANTY DEED

FROM

Donald P. Garr and wife,

Reda S. Garr

TO

David W. Hoffman and wife,

Teresa D. Hoffman

PATRICIA SPICER CARDEN

ATTORNEY AT LAW

1008 FIDELITY FEDERAL BUILDING

401 UNION STREET

NASHVILLE, TENNESSEE 37219

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

44800.00- CONT.
116.48 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 122.98-
6332A02/29/84 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

56611

IDENTIF. REFERENCE

FEB 29 11 07 AM '84

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 16443