File 23

This instrument is being re-recorded for the purpose of correcting the signature by Sally Ann Locke as Attorney in Fact for James U. Locke, Jr. and the acknowledgment of same.

Address New Owner as follow:	Send tax bills to:	Map & Parcel
Clyde J. Hudgens, etux 924 Granada Ave. Nashville, TN 37206	New Owner	Map 83-1 Parcel 439 27W-19905

Rerecord

BOOK 6362 PAGE 567

WARRANTY DEED

BOOK 6345 PAGE 301

FOR AND IN CONSIDERATION 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, James U. Locke, Jr. and wife, Sally A. Locke, hereinafter called the Grantors, have bargained and sold and by these presents do transfer and convey unto the said Clyde J. Hudgens and wife, Lottie R. Hudgens, hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, described according to an unrecorded survey of Barry Greer and Associates dated June 12, 1964, as Parcel "D" and being Lot 24 and a part of Lot 23 on the map of the James Burns Subdivision of record in Book 421, Page 40, said Register's Office, and described as follows: Beginning at a point on the northerly margin of Manila Avenue being the southwest corner of Lot 24 of the James Burns Subdivision and the intersection of said Manila Avenue with a former alley right of way; thence N 03 degrees 50' E 101.10 feet along the original lot line of Lot 24 and Lot 23 to a point; thence S 87 degrees 18' E 47 feet to a point; thence N 03 degrees 50' E 10.00 feet to a point; thence S 87 degrees 18' 16" E 120.00 feet to a point; thence S 03 degree 50' 51" W and N 88 degrees 28' 40" W a distance of 109.62 feet to the point of beginning, containing 11,500 square feet, more or less.

Being the same property conveyed to James U. Locke, Jr. and wife, Sally A. Locke by deed from Anne Hassel Hulick of record in Book 4832, Page 59, Register's Office for Davidson County, Tennessee.

This property is conveyed subject to the Plan of record in Book 421, Page 40, said Register's Office, survey of Barry Greer & Associates showing a building identified on said survey as an out building extending across and over the westerly boundary line of the property herein conveyed, and any easements of record.

This property is made subject to all applicable local government planning, building and zoning regulations.

This is unimproved property known as Manila Avenue, Nashville, TN.

TO HAVE AND TO HOLD the said real estate, with the appurtenances, estate, title and interest thereto belonging to the said Clyde J. Hudgens and wife, Lottie R. Hudgens, their heirs and assigns forever.

AND GRANTORS COVENANT that they are lawfully seized and possessed of said real estate, in fee simple, that they have a good right to convey it and that the same unencumbered, unless otherwise herein set out.

AND GRANTORS DO further covenant and bind themselves, their heirs and assigns, to warrant and forever defend the title to the said real estate against the lawful claims of all persons whomsoever.

3536

Record

BOOK 6362 PAGE 568

James U. Locke, Jr. and James Ulysses Locke are one and the same person. BOOK 6345 PAGE 302

WITNESS our hands on this the 24th day of July, 1984.

James U. Locke Jr. by Sally Ann Locke Attorney in Fact for James Ulysses Locke

James U. Locke, Jr. by Sally Ann Locke, Attorney in Fact for James Ulysses Locke

James U. Locke, Jr. by Sally Anne Locke, Attorney-in-Fact

Sally A. Locke

Sally A. Locke and Sally Anne Locke are one and the same person.

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, ~~James U. Locke, Jr. and wife~~ Sally A. Locke, the within named bargainor with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal on this the 24th day of July, 1984.

Linda Worden
NOTARY PUBLIC

My commission expires: 4/17/88 .

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $4,000.00.

Clyde J. Hudgens
Affiant

Subscribed and sworn to before me this the 24th day of July, 1984.

Linda Worden
NOTARY PUBLIC

My commission expires: 4/17/88 .

This instrument was prepared by:
TOM G. COLEMAN, JR., ATTORNEY
Coleman Real Estate Closing Service, Inc.
9000 East Church Street
Brentwood, TN 37027

Rerecord

BOOK 6362 PAGE 569 BOOK 6345 PAGE 303

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 24th day of July, 1984, before me personally appeared Sally Anne Locke, to me known to be the person (or proved to me on the basis of satisfactory evidence) who executed the foregoing instrument in behalf of James U. Locke, Jr. and acknowledged that she executed the same as the free act and deed of said James U. Locke, Jr.

Jm D. Coleman Jr.
NOTARY PUBLIC

My commission expires: 4-17-1988.

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

On this 1st day of August, 1984, before me, the undersigned, a Notary Public in and for said County and State, personally appeared Sally Ann Locke to me known to be the person (or proved to me on the basis of satisfactory evidence) and who executed the foregoing instrument in behalf of James Ulysses Locke and acknowledged that she executed the same as the free act and deed of the said James Ulysses Locke.

Witness my hand and seal at Brentwood, Tennessee, this the 1st day of August, 1984.

Linda Worden
NOTARY PUBLIC

My commission expires: 4/17/88

I 3 8 5 2 0
IDENTIF. REFERENCE
JUL 25 8 15 AM '84
FELIX A. WILSON II REGISTER
DAVIDSON COUNTY, TN

I 4 3 8 8 7
IDENTIF. REFERENCE
AUG 20 8 21 AM '84
FELIX A. WILSON II REGISTER
DAVIDSON COUNTY, TN

3227 - 08/20 - CHECK
Re-Record