File Box 43

STATE OF TENNESSEE }
COUNTY OF Davidson }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 70624.42

Velma W. Bonhart
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11TH DAY OF March, 1985.

Notary Public

MY COMMISSION EXPIRES 4-28-86

BOOK 6508 PAGE 27

THIS INSTRUMENT WAS PREPARED BY
LAWYER'S ESCROW SERVICE, INC. ONE UNION STREET, CORNER OF FIRST AND UNION, NASHVILLE, TN. 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Velma W. Bonhart, unmarried (NAME)	CAMERON BROWN COMPANY (NAME)	4D-1189
105 Jackson's Retreat Court (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 18109 (STREET ADDRESS)	86-7 #66
Hermitage, TN 37076 (CITY) (STATE) (P. O ZIP)	Raleigh, North Carolina 27619 (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, WILL M. HOOKE, JR. and wife, NANCY B. HOOKE

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

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. 50, Jackson's Retreat, Section I, Phase I, as of record in Book 5200, Page 286, Register's Office for Davidson County, Tennessee.

BEGINNING at a point in the northwesterly margin of Jackson's Retreat Court, said point being the common corner of Lots 50 and 51, thence, in a westerly direction 75.0 feet to a point; thence, in a northwesterly direction 88.47 feet to a point; thence, in a northerly direction 72.46 feet to a point; thence, in an easterly direction along the rear boundary line 60.33 feet to a point; thence, in a southeasterly direction 161.33 feet to a point in the northwesterly margin of Jackson's Retreat Court; thence, westerly along said margin 30 feet to the point of beginning.

BEING the same property conveyed to the Grantors herein by deed from Randall Phillips Builders, Inc., of record in Book 5933, Page 421, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing restrictions and easements of record.

AS PART OF THE ABOVE CONSIDERATION, IT IS AGREED AND UNDERSTOOD that the above named Grantee assumes and agrees to pay the remaining unpaid balance on a promissory note secured by a Deed of Trust of record in Book 5933, Page 424, in said Register's Office, payable according to the terms and conditions therein.

03/12 190.06 - CHECK

This is unimproved ( ) improved (X) property, known as 105 Jackson's Retreat Court Hermitage, TN 37076
(House Number) (Street) (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 seised 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 11TH day of March, 19 85

x Will M. Hooke, Jr.
Will M. Hooke, Jr.

x Nancy B. Hooke
Nancy B. Hooke

7626

STATE OF TENNESSEE
County of DAVIDSON

BOOK 6508 PAGE 28

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named WILL M. HOOKE, JR. and wife, NANCY B. HOOKE

or proved to me upon the basis of satisfactory evidence the bargainors, 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 Snellville, Georgia, ~~Tennessee~~, this 11TH day of March 19 85

Commission expires 4-20-86

Notary Public (Seal)

STATE OF TENNESSEE

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) acknowledged (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) 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
WILL M. HOOKE, JR. et ux
NANCY B. HOOKE

TO
VELMA W. BONHART

IDENTIF. REFERENCE

I 8 8 3 0 4

MAR 12 9 17 AM '85

DAVIDSON COUNTY, TN

Return to:
LAWYER'S ESCROW SERVICE
ONE UNION STREET
CORNER OF FIRST AND UNION
NASHVILLE, TENNESSEE 37201

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

RECEIVED OF _____

FOR _____

BOOK 6508 PAGE 29

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

70624.42- CAMT
183.56 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 190.06-
7626A03/18/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 8 8 3 0 4

IDENTIF. REFERENCE

MAR 12 9 17 AM '85

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN

No. 114839