Prepared by:
DAVID C. HERBERT
Attorney, Herbert & Crawford
23rd Floor, L & C Tower
Nashville, Tennessee 37219

BOOK 6505 PAGE 15

# WARRANTY DEED

REAU E. FOLK, JR. FORM

| MAP-PARCEL NUMBER(S) | NAME AND ADDRESS OF NEW OWNER(S) | SEND TAX BILLS TO |
|---|---|---|
| 83-16-28 | Mr/Mrs Charles E. Stovall | First Investment Company<br>4300 E.Broad Street<br>P.O.Box 749 - 43216<br>Columbus, OH .43216 |
| FIELD BOOK NUMBER(S)<br>15DA-42175 | STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED)<br>2702 Barclay Drive | LOAN OR ACCOUNT NO. 37871 |
| | | PROPERTY IS ☒ IMPROVED ☐ UNIMPROVED |

EACH BOOK AND PAGE NUMBER REFERRED TO HEREIN, UNLESS OTHERWISE DESIGNATED, IS IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

For and in consideration of the sum of TEN DOLLARS ($10.00) and other good and valuable considerations, the receipt of all of which is hereby acknowledged, and in further consideration of the assumption of, and agreement by the grantees herein to pay the principal balance now due, plus future interest, on a certain note dated October 29, 1976 in the original principal sum of $29,000.00, payable to First Investment Company, in monthly installments as set out in said note, with interest as set forth therein, and being secured by a deed of trust executed by Phillip E. Jones and wife, Cheryl B. Jones to Wilkins, Adams & Weems, Attorneys, Trustee, as of record in Book 5083, page 976,

HUBERT E.HUGHES and wife, IRMA J. HUGHES

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto CHARLES E. STOVALL and wife, HELEN B. STOVALL

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 188 on the Plan of Fortland Park, Section 2, Addition 1, as of record in Book 2854, page 85.

Said Lot No. 188 fronts 80 feet on the northwesterly side of Barclay Drive and runs back between lines 151.0 feet on the southwesterly line and 146.4 feet on the northeasterly line, to a dead line in the rear on which it measures 74.52 feet.

Being the same property conveyed to Hubert E. Hughes and wife, Irma J. Hughes, by deed from Linda Ellis, Trustee, as of record in Book 5250, page 256.

This conveyance is made subject to restrictions of record in Book 3027, page 94 and Book 3431, page 127, various easements and setback line as shown on the recorded plan of record in Book 2854, page 85.

FELIX Z. WILSON II REGISTER DAVIDSON COUNTY, TENN. JUL 12 11 37 AM 85

IDENTIF. REFERENCE

20313

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered. , Except as shown above and 1984 taxes which Grantees assume and agree to pay.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

In witness whereof, the Grantor has hereunto set his hand (if a corporation, has caused its name to be signed hereto by its duly authorized officers) on this, the 19th day of June , 1985

Hubert E. Hughes

Irma J. Hughes

27/2 131.30- CHECK

STATE OF ~~TENNESSEE~~ ~~OHIO~~ ILLINOIS )
COUNTY OF ~~DAVIDSON~~ CHAMPAIGN )

BOOK 6605 PAGE 16

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared the within named

Hubert E. Hughes and wife, Irma J. Hughes

the bargainor(s), 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 Champaign, Illinois ~~DAVIDSON~~

this, the 25th day of June, 19 85.

My commission expires: December 1, 1986

Notary Public

STATE OF _____
COUNTY OF _____

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared the within named _____

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

Witness my hand and official seal at _____,

this, the _____ day of _____, 19____.

My commission expires:

Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

$ 48,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19 DAY OF June 19 85

MY COMMISSION EXPIRES: 4-20-86 (AFFIX SEAL) Notary Public

WARRANTY DEED

FROM

HUBERT E. HUGHES AND WIFE

TO

CHARLES E. STOVALL AND WIFE

Box 36

ORTALE, KELLEY, HERBERT & CRAWFORD

Nashville, Tennessee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted, and who upon oath acknowledged _____ to be the _____ and _____, respectively, of _____, a corporation, the bargainor, and that _____, as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

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

My commission expires:

Notary Public

# OFFICIAL RECEIPT

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

RECEIVED OF_____

FOR_____

BOOK 6605 PAGE 17

CO -CONVEYANCE
MO -MORTGAGE
WD -WARRANTY DEED
TD -TRUST DEED

CC -CERTIFIED COPY
REL -RELEASE
UCC -UNIFORM COMMERCIAL CODE

MISC -MISCELLANEOUS
CO TX -STATE TAX CONVEY
MO TX -STATE TAX MORT
PRFEE -PROBATE FEE

| DATE | SYMBOL | VALUATION | TAX AND FEES | TOTAL PAID |
|---|---|---|---|---|

48000.00- CONT.
124.80 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 131.30-
7240A07/12/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

J2031 3

IDENTIF. REFERENCE T

JUL 12 11 37 AM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 153457