WARRANTY DEED

BOOK 6628 PAGE 648

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 92,000

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6th DAY OF August, 1985.

Notary Public

MY COMMISSION EXPIRES: Oct. 28, 1985

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
HERBERT L. BUCHANAN, JR., 300 HUNDRED OAKS TOWER, NASHVILLE, TN 37204
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Richard F. Hogan et ux (NAME)	Same (NAME)	Map 118-7
2802 Columbine Pl. (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Parcels 180
Nashville Tn 37204 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	and 181

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, William T. Winchel and Lucy R. Winchel

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Richard F. Hogan and Polly C. Hogan

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:

Tract 1--Land in the 6th Civil District of Davidson County, Tennessee being Lot No. 14 on Block "E" on the plan of Berry Hill Gardens Subdivision, as of record in Book 1130, Page 36, Register's Office for said County. Said Lot No. 14 fronts 60 feet on the easterly side of Columbine Place and runs back 123 feet on the northerly line and 123.7 feet on the southerly line, to a dead line, measuring 87 feet thereon.

Being the same property conveyed to William T. Winchel and wife, Lucy R. Winchel, by deed from James Bethel Ragan and wife, Willodene R. Ragan, of record in Book 4701, Page 789, Register's Office for Davidson County, Tennessee.

Tract 2--Land in Davidson County, Tennessee, being Lot No. 15 of Block "E" on the Plan of Berry Hill Gardens Subdivision of record in Book 1130, Page 36, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete legal description

Being the same property conveyed to William T. Winchel by deed from Sarah Jean Zeitlin of record in Book 5430, Page 521, Register's Office for Davidson County, Tennessee.

This is improved (X) unimproved ( ) property, known as 2802 & 2804 Columbine Place, Nashville, TN 37204
(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 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 6th day of August, 1985

William T. Winchel — Lucy R. Winchel

WILLIAM T. WINCHEL LUCY R. WINCHEL

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named William T. Winchel and wife, Lucy R. Winchel,

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 Nashville, Davidson County, TN this 6th day of August, 1985

Commission Expires Oct 24, 1988 — Notary Public.

STATE OF _____
_____ 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 { his oath / their several oaths } acknowledged { himself / themselves } 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 purpose 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

WILLIAM T. WINCHEL AND WIFE,

LUCY R. WINCHEL

TO

RICHARD F. HOGAN AND WIFE,

POLLY C. HOGAN

TITLE INSURED BY POLICY NUMBER:

The Associates, Inc. — Livery of Service

Compliments of

Title Associates, Inc.

REPRESENTING

US LIFE TITLE INSURANCE
Company of New York

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN
AUG 13 8 47 AM '85

IDENTIFICATION REFERENCE

RUSH

2 8 0 2 7

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 6628 PAGE 650

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

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

MISC -MISCELLANEOUS
COTX -STATE TAX CONVEY
MOTX -STATE TAX MORT
PRFEE -PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			92000.00-	CONT.
			239.20	CSTAX
			.50	PRFEE
			6.00	TDEED
		VD	6.00-	TDEED
			6.00	WDEED
				CHECK 245.70-
			6768A08/13/85	BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

28027

IDENTIFICATION REFERENCE

AUG 13 8 37 AM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 162737