BOOK 5531 PAGE 253

STATE OF TENNESSEE
COUNTY OF Davidson FILE BOX 45

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 41,000.00

Greg Hensley
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13th DAY OF August 1985

Notary Public

MY COMMISSION EXPIRES: 12-20-85

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

GREGORY M. GALLOWAY - 1161 Murfreesboro Road - Suite 316 - Nashville, TN 37217

NAME / ADDRESS		
ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Steve Stewart	First Bank Mortgage Company	5DU64130
(NAME)	(NAME)	
6501 Harding Road E-18	1630 South Sixth	MAP 133-08
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37205	Springfield, IL 62790	PARCEL 55
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, H. Cliff Hobbs and wife, Jacqueline B. Hobbs

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Steve Stewart, unmarried and Greg Hensley, unmarried

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.

BEING Lot No. 21A of the Zone Lot Division of Lots Nos. 19, 20, and 21 of Greenwood Hills Addition, Section Two of record in Plat Book 6250, Page 143, amending Plat Book 5200, Page 62, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

BEING part of the same property conveyed to Cliff Hobbs by deed from Theodore H. Pailet, of record in Book 6167, Page 768, Register's Office for said County.

This conveyance is subject to Restrictive Covenants of record in Book 6250, Page 143, Book 5071, Page 50, Book 5303, Page 873, and Book 6380, Page 413, Register's Office for said County.

This conveyance is subject to a Deed of Trust executed by H. Cliff Hobbs and wife, Jacqueline B. Hobbs, to Tim N. Taylor, Trustee, for Capitol Mortgage Corporation, dated October 19, 1984, and filed for record in Book 6410, Page 604, Register's Office for said County, with an unpaid principal amount of approximately $38,960.53, which the grantees herein hereby assume and agree to pay. The escrow account if any is hereby transferred to the grantees.

Powers of Attorney of record in Book 6631, page 251 and Book 6631, Page 252, Register's Office for said County.

This is ( ) unimproved ( ) property, known as 225 Brevard Court, Nashville, TN 37211
(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 heir 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 covey 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 13th day of August, 1985

Jacqueline B Hobbs
Jacqueline B. Hobbs
by Horace J. Belbes
attorney in fact

H. Cliff Hobbs
H. Cliff Hobbs
by Horace J. Belbes
attorney in fact

BOOK 6631 PAGE 251

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named ~~H. Cliff Hobbs and wife, Jacqueline B. Hobbs~~

the bargainor~~s~~, with whom I am personally acquainted/and who acknowledged that ~~they~~ (or proved to me on the basis of satisfactory evidence) executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 13th day of August 19 85

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF

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 (or proved to me on the basis of satisfactory evidence) _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that (he / they) as such _____ and _____ being authorized so to do, execute 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 2 8 8 0 4

FROM
H. Cliff Hobbs
Jacqueline B. Hobbs

TO
Steve Stewart
Greg Hensley

IDENTIFICATION REFERENCE

AUG 15 11 20 AM '85

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TN

RETURN TO:

METROPOLITAN ESCROW, INC.
1161 Murfreesboro Road
Suite 316
Nashville, TN 37217

GREGORY M. GALLOWAY
ATTORNEY-AT-LAW
1161 Murfreesboro Road
Suite 316
Nashville, TN 37217

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Homer J. Beliles, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument on bahalf of Jacqueline B. Hobbs and H. Cliff Hobbs as their Attorney in Fact as the free act and deed of the within named Jacqueline B. Hobbs and H. Cliff Hobbs.

My Commission Expires: 10-20-85

Notary Public

PATRICIA ANN JOHNSON NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

OFFICIAL RECEIPT

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

RECEIVED OF

FOR BOOK 6631 PAGE 255

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
			41000.00- CAMT. 106.60 CSTAX. .50 PRFEE 6.00 WDEED CHECK 113.10- 7707A08/15/85 BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

28804

IDENTIFICATION REFERENCE

AUG 15 11 20 AM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 163653