THIS INSTRUMENT PREPARED BY: Stewart & Black, Attorneys 223 MADISON STREET SUITE 108 MADISON, TENNESSEE 37115

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
HILDON M. DAVIS, et ux (NAME)	HILDON M. DAVIS (NAME)	MAP 26-1
120 East Cedar Street (STREET ADDRESS OR ROUTE NUMBER)	607 NEW HITT LANE (STREET ADDRESS)	PARCEL 84
Goodlettsville, TN 37072 (CITY) (P. O. ZONE) (STATE)	GOODLETTSVILLE, TN 37072 (CITY) (ZONE) (STATE)	GO-9596

For and in Consideration of the sum of ----------Ten and No/100----------

----------($10.00)---------- *DOLLARS*

cash in hand paid, and other good and valuable considerations, receipt of which are hereby acknowledged, we

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Billy Hugh Howell, Jr., Gwynn D. Howell and Juanita B. Howell, individually and Executrix u/w of William H. (Billy) Howell and u/w Cleora B. Howell, hereinafter referred to as Grantors,

29054

IDENTIFICATION REFERENCE

AUG 16 9 29 AM '85

FELIX Z. WILSON II REGISTER DAVIDSON COUNTY, TN

RUSH MAIL ENV.

have bargained and sold, and by these presents do transfer and convey unto the said Hildon M. Davis, et ux, Betty S. Davis, hereinafter referred to as 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. 21 and the easterly ½ of Lot No. 20 on the Map of W.B. Myers' place, as of record in Book 547, page 41, Register's Office for said County. Said Lot and part of Lot adjoin and front together 75 feet on the northerly side of Long Hollow Pike, npe East Cedar Street, and run back between parallel lines 150 feet to an alley.

Being the same property conveyed to George P. Howell by deed from Goldie Walker Montgomery of record in Book 2486, page 407, Register's Office for Davidson County. George P. Howell died intestate in 1958, survuved by his widow, Cleora B. Howell and his son William H. (Billy) Howell, Sr. as his sole surviving heirs and next of kin. Said property was maintained in a partnership consisting of Cleora B. Howell and William H. (Billy) Howell, Sr. d/b/a Geo. P. Howell & Sons Company known as the "Rental Account". William H. (Billy) Howell, Sr. died June 14, 1979, testate, with his widow, Juanita B. Howell appointed Executrix of his Estate per his Last Will and Testament, said Last Will and Testament being of record in the Probate Court for Davidson County, Tennessee. Cleora B. Howell died testate November 24, 1984, with her Last Will and Testament being of record in Will Book 149, page 558, Probate Court for Davidson County, Tennesse, and under said Last Will and Testament, Juanita B. Howell as Executrix is given full power to sell and convey said property. Juanita B. Howell signs and executes this Deed in her individual capacity and in her capacities as Executrix u/w of William H. (Billy) Howell, Sr. and u/w of Cleora B. Howell. Billy Hugh Howell, Jr. and Gwynn D. Howell join in this instrument to convey any right, title and interest they may have heretofore had in said property. Billy Hugh Howell, Jr. , Gwynn D. Howell and Juanita B. Howell constitute all of the next of kin and heirs at law of William H. (Billy) Howell, Sr., Deceased.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 30,000.00

Subscribed and sworn to before me, this the 14th day of August, 19 85

My commission expires: 7-17-88 (Affix Seal)

Notary Public

Affiant

NOTARY PUBLIC STATE OF TENNESSEE

7533

This is unimproved ( ) improved (X) property, known as 120 East Cedar Street, Goodlettsville, TN 37072
(House Number) (Street) P. O. Address: (City or Town)

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, their *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.*

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.*

Witness our hands *this* 14th *day of* August, *19* 85, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Billy Hugh Howell, Jr.

Gwynn D. Howell

Juanita B. Howell, individually

Juanita B. Howell, Extrx.
Juanita B. Howell, Executrix u/w of William H. (Billy) Howell u/w Cleora B. Howell

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Personally appeared before me, the undersinged *, a Notary Public in and for said County and State, the within named* Billy Hugh Howell, Jr., Gwynn D. Howell, Juanita B. Howell, individually, and Juanita B. Howell u/w William (Billy) H. Howell, Sr. and u/w/ Cleora B. Howell *the bargainor, 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 Madison *, Tennessee, this* 14th *day of* August *, 19*85.

Ann B. Black *, Notary Public.*

Commission Expires 7-17-88.

STATE OF .....
COUNTY OF .....

Personally appeared before me, ..., *a Notary Public in and for said County and State, the within named* .....

.....

.....

the bargainor, 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* .....
day of ....., *19*.....

....., *Notary Public.*

Commission Expires .....

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, ..., *a Notary Public of the State and County aforesaid, personally appeared* ....., *with whom I am personally acquainted, and who, upon oath, acknowledged* .....*self to be* ....*of the* ....., *the within named bargainor, a corporation, and that* .....*he as such* ....., *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* .....*self as* .....

Witness my hand and seal, at office in ....., *this* .....*day of* ....., *19*.....

.....
Notary Public

Commission Expires .....

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

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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

30000.00- CAMT
76.00 CSTAX
.50 PRFEE
9.00 WDEED
CHECK 87.50-
7983A08/16/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

29054

IDENTIFICATION REFERENCE

AUG 16 9 29 AM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 163918