FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF ~~DAVIDSON~~ Williamson }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 8,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 20th DAY OF November 19 85

Notary Public

MY COMMISSION EXPIRES: 2-10-87

(AFFIX SEAL)

BOOK 27

THIS INSTRUMENT WAS PREPARED BY
N. Eddie Montgomery, 215 Centerview Drive, Suite 150, Brentwood, TN 37027
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James R. Rucker, Jr. (NAME)	SAME (NAME)	119-01
221 Valeria Street (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	464
Nashville, TN 37211 (CITY) (STATE) (P. O. ZIP)	(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, Robert L. Hooper and wife, Josephine H. Hooper

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James R. Rucker, Jr.,

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 the northerly part of the westerly 50 feet of Lot No. 36 on the Map of Overhill City and W.H. Fox's Subdivision of part of Cumberland Nurseries, as of record in Book 332, page 21, Register's Office for said County.

Said part of Lot No. 36 fronts 50 feet on the southerly side of Valeria Street and runs back between parallel lines, with the easterly margin of Burbank Avenue 75 feet, more or less, to the northerly line of the property conveyed to John J. Keylar and wife, by deed from Lee Tenpenny and wife, of record in Book 1645, page 566, Register's Office for said County.

Being the same propety conveyed to Robert L. Hooper and wife, Josephine H. Hooper by Installment Deed from Ann Lowry Groth of record in Book 5077, page 580, Register's Office for Davidson County, Tennessee.

Subject to restrictions of record in Book 410, page 634 said Register's Office.

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

FELIX Z. WILSON REGISTER DAVIDSON COUNTY, TN
NOV 26 12 28 PM '85

IDENTIFICATION REFERENCE

5.6 1 7 7.

This is unimproved (XX) improved ( ) property, known as 221 Valeria Street, (House Number) (Street) Nashville, (P. O. Address) 37211 (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 hands this 20th day of November, 19 85

Robert L. Hooper

Josephine H. Hooper

STATE OF TENNESSEE
Davidson County
Williamson

BOOK 6718 PAGE 60

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Robert L. Hooper and wife, Josephine H. Hooper

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 Brentwood, Tennessee, this 20th day of November, 19 85

Commission expires 1-10-88

N. Eddie Montgomery
Notary Public

STATE OF TENNESSEE
Davidson 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 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

PREPARED BY:
N. EDDIE MONTGOMERY, ATTORNEY
215 CENTERVIEW DRIVE, SUITE 160
BRENTWOOD, TN 37027

WARRANTY DEED

FROM

Robert L. Hooper

Josephine H. Hooper

TO

James R. Rucker, Jr.

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 6718 PAGE 61

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

850[illegible].00- CAPIT.
22.10 CSTAX
.50 PREC
6.00 MORE
CHECK 28.60-
0484A 11/26/85 BAL .01

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

56177

IDENTIFY REFERENCE

Nov 26 12 24 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 195608