WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 65,000.

Affiant

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

Notary Public

MY COMMISSION EXPIRES: 11/1/87

(AFFIX SEAL)

BOOK 6724 PAGE 733

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 Hogan et ux (NAME)	Same (NAME)	Map 118-7
2802 BRANSFORD AVE (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Parcel 158
NASHVILLE, TN 37204 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	BH 02945

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 Hogan and wife, Polly 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:

Being Lot No. 10 of Block "D" on the Map of Berry Hill Gardens, as of record in Book 1130, Page 36, Register's Office for said County.

Said Lot No. 10 fronts 71 feet on the east side of Bransford Avenue and runs back between parallel lines 131.8 feet to a dead line.

Being the same property conveyed to William T. Winchel and wife, Lucy R. Winchel, by Warranty Deed from James E. Clark, Jr. and wife, Joanne H. Clark, of record in Book 4690, Page 357, Register's Office for Davidson County, Tennessee.

And further being the same property conveyed to William T. Winchel and Lucy R. Winchel, as tenants in common, by William T. Winchel and wife, Lucy R. Winchel, as tenants by the entireties of record in Book 5541, Page 881, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 2814 Bransford Avenue, 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 hands this 13th day of November, 1985

Lucy R. Winchel

William T. Winchel

BOOK 6724 PAGE 734

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 William T. Winchel and Lucy R. Winchel

William T. Winchel 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 day of November, 1985

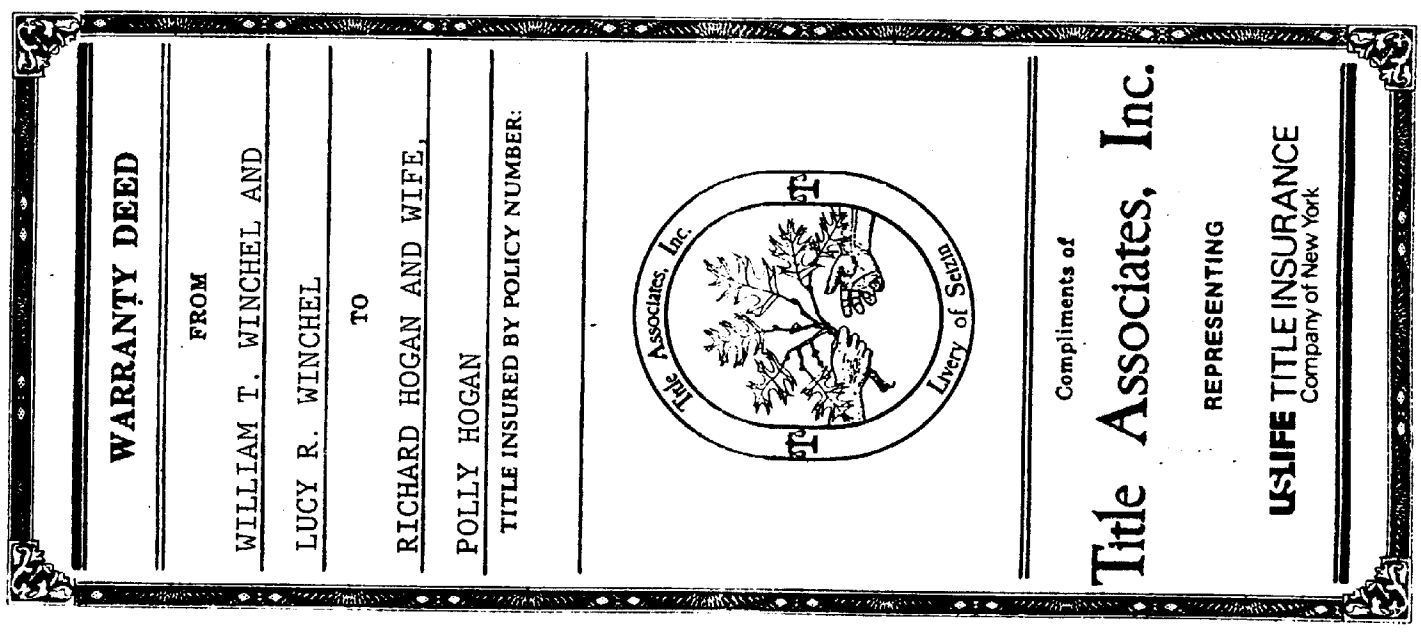
Commission Expires 11/1/87 Notary Public.

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 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



FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN
DEC 3 1 49 PM '85
IDENTIFICATION
5.7.7.4.2

OFFICIAL RECEIPT

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

RECEIVED OF_____

FOR_____

BOOK 6724 PAGE 735

CO -CONVEYANCE	CC -CERTIFIED COPY	MISC -MISCELLANEOUS
MO -MORTGAGE	REL -RELEASE	COTX -STATE TAX CONVEY
WD -WARRANTY DEED	UCC -UNIFORM COMMERCIAL CODE	MOTX -STATE TAX MORT
TD -TRUST DEED		PRFEE -PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			65000.00- CAMT.	
			169.00 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	175.50-
2365A	12/03/85		BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

5.7.7.4.2

IDENTIFICATION REFERENCE

Dec 3 1 49 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 197445