PREPARED BY:
Hunter Short, Attorney
323 Union Street
Nashville, TN 37201
615/255-7496
Box 21

WARRANTY DEED

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New Owner:	Send Tax Bills To:	Map & Parcel No.:
Hobbs Corporation P.O. Box 120538 Nashville Tn 37212	Same	Map 131-1 Parcel 14

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, Lorene Koonts Ferree and husband, Sulon G. Ferree, hereinafter called the grantors, have bargained and sold, and by these presents do transfer and convey unto Hobbs Corporation, hereinafter called the grantee, its successors and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 2 on the Plan of Young-Woods, as of record in Book 2083, page 45, Register's Office for said County.

Lot No. 2 is described as follows:
Said Lot No. 2 fronts 101 feet on the north side of Hobbs Road and runs back 399.07 feet on the easterly line and 397.64 feet on the westerly line to a dead line on which it measures 101 feet.

Being the same property conveyed to Lorene Koonts Ferree by deed of record in Book 2278, page 163, Register's Office for Davidson County, Tennessee.

This is improved property known as 3008 Hobbs Road, Nashville, TN 37215.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said grantee, its successors and assigns, forever; and we do covenant with the said grantee 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 grantee, its successors 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 2nd day of April, 1986.

Lorene Koonts Ferree
Lorene Koonts Ferree

Sulon G. Ferree
Sulon G. Ferree

IDENTIFICATION REFERENCE

APR 10 11 15 AM '86
FELIX Z. WILSON JR REGISTER
DAVIDSON COUNTY, TN

5/15 421.30- CHECK
90363

1713

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Lorene Koonts Ferree and husband, Sulon G. Ferree, the within named bargainors, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 2nd day of April, 1986.

Linda H. Moore
Notary Public
My Commission expires: 7-18-87

STATE OF TENNESSEE

COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $175,000.

Jack H. Dalton
Affiant

Sworn to and subscribed before me this 2nd day of April, 1986.

Linda H. Moore
Notary Public
My Commission expires: 7-18-87

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
			175000.00-	CAMT.
			455.00	CSTAX
			.50	PRFEE
			6.00	WDEED
				CHECK 461.50-
			1716A04/10/86	BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

90363

IDENTIFICATION REFERENCE

APR 10 11 15 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 235838