BOOK 6906 PAGE 87

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF SUMNER }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS: $110,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF June 19 86.

Notary Public

MY COMMISSION EXPIRES: 2/11/87

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
American Escrow Company, 699 W. Main St., P.O. Box 1733, Hendersonville, TN 37077
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
BEN D. CUNNINGHAM (NAME)	SAME (NAME)	11D 35575
808 N. Graycroft Avenue (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	42-3-95
Madison, TN 37115 (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, JERRY C. HUNT and wife, BRENDA K. HUNT,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO BEN D. CUNNINGHAM and wife, MARTHA M. CUNNINGHAM,

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 Lot No. 5 on the Plan of CASTLE GROVE, Section 1, as of record in Book 2900, Page 60, Register's Office for said County, described as follows:

BEGINNING on the easterly margin of GRAYCROFT AVENUE at the corner of Lot Nos. 5 and 6; thence with the line between said two lots, easterly 208.3 feet; thence South 3° 03' West 202.5 feet to the northerly margin of Graycroft Court; thence with the same, westerly 169.77 feet to the beginning of a curve; thence around said curve having a radius of 25 feet, northwardly 39.27 feet to the easterly margin of Graycroft Avenue; thence with the same, northerly 175 feet to the beginning.

BEING the same property conveyed to JERRY C. HUNT, unmarried, by deed of record in Book 6142, Page 382, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to all restrictions and easements of record.

BRENDA K. HUNT is the same person as BRENDA KAYE HUNT.

IDENTIFICATION 16622

JUL 2 10 28 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

This is unimproved {X} improved { } property, known as 808 N. Graycroft Avenue, Madison, Tennessee 37115
(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 30th day of June, 19 86

JERRY C. HUNT: Jerry C. Hunt

BRENDA K. HUNT: Brenda Kaye Hunt

A-101

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STATE OF TENNESSEE }
COUNTY OF SUMNER }

Personally appeared before me, W. K. GEORGAS, JR., a Notary Public in and for said County and State, the within named JERRY C. HUNT and wife, BRENDA K. HUNT a/k/a BRENDA KAYE HUNT,

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 Hendersonville, Tennessee, this 30th day of June 19 86

Commission expires 2/11/87

W. K. GEORGAS, JR.
Notary Public

STATE OF TENNESSEE }

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) as such _____ and (they) _____, 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

WARRANTY DEED

FROM

JERRY C. HUNT etux

TO

BEN D. CUNNINGHAM etux

REGISTER, PLEASE RETURN TO:

American Escrow Company
P.O. Box 1733
Hendersonville, TN 37077

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

110000.00- CAMT.
286.00 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 292.50-
2666A07/02/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

16622

IDENTIF. REFERENCE

Jul 2 10 28 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 266091