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This Form furnished by Attorneys Title Company, Inc.

Form No. WD-2

FROM

Leonard H. Montgomery and wife,

Peggy Jo Ann Montgomery

TO

Harold P. Hudgins

The name and address of a property owner

For draftsman's use

PREPARED BY:
Paul G. Blankenship
Attorney at Law
3311 Gallatin Road
Nashville, Tennessee

The name and address of the Mortagee

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Harold P. Hudgins (NAME)	Metropolitan Federal (NAME)	Map 72-4
457 2nd Ave. S. (STREET ADDRESS OR ROUTE NUMBER)	Suite 10-C 618 Grassmere Park (STREET ADDRESS)	Parcel 342
Nashville, Tennessee 372 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 3721 (CITY) (STATE) (ZIP)	15DZ 53560

(FOR REGISTER'S USE)

IDENTIFICATION REFERENCE 2801.2

AUG 4 3 12 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$ 37,023.98 Harold P. Hudgins
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st DAY OF August, 19 86.

Paul D. Blankenship
Notary Public

MY COMMISSION EXPIRES: 7/17/87

(AFFIX SEAL)

For and in Consideration of the sum of $10.00

Ten and 00/100 DOLLARS

cash in hand paid by Harold P. Hudgins, the receipt of which is hereby acknowledged and other good and valuable coniderstion, a part of which is the assumption by the Grantee and agreement to pay a first mortgage in the present principal amount of $4,727.94, payable to Metropolitan Federal Savings and Loan Association. Said Indebtedness is secured by a Deed of Trust of record in Book 3620, Page 443, Register's Office for Davidson County, Tennessee made by Aubrey D. Stevens and wife Corinne M. Stevens to T. I. Holman, Trustee to secure to First Federal Savings & Loan Association of Nashville, in the original principal amount of $12,100.00.
We, Leonard H. Montgomery and wife, Peggy Jo Ann Montgomery

have bargained and sold, and by these presents do transfer and convey unto the said

Harold P. Hudgins **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. 20 on the Map of Happy Valley, Section "B", not of record, and described according to a copy of a survey made by Z. J. Wilkinson, Surveyor, and more particularly described as follows:

Beginning on the northerly margin of Bobby Avenue, at a point 25 feet east of the easterly margin of Cooper Lane; thence northwardly and parallel with said lane, 140 feet to the southwest corner of Lot No. 1; thence with the line between Lots Nos. 1 and 20, easterly 75 feet to the common corner of Lots Nos. 1 and 2, and 20 and 21; thence with the line between said lots Nos. 20 and 21, 140 feet to the northerly margin of Bobby Avenue; thence with the margin of same, westerly 175 feet to the point of beginning.

Being the same property conveyed to Leonard H. Montgomery and wife, Peggy Jo Ann Montgomery, by deed from Aubrey D. Stevens and wife, Corinne M. Stevens of record in Book 3996, page 601, Register's Office for Davidson County, Tennessee.

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This is unimproved ( ) improved (X) property, known as 2709 Bobby Ave. Nashville, Tennessee 37216
(House Number) (Street) P. O. Address: (City or Town) (Postal Zone)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Harold P. Hudgins his heirs and assigns, forever.

And we do covenant with the said Harold P. Hudgins 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, Leonard H. Montgomery and wife, Peggy Jo Ann Montgomery do further covenant and bind our heirs and representatives, to warrant and forever defend the title to the said land to the said Harold P. Hudgins his heirs and assigns against the lawful claims of all persons whomsoever.

Witness our hands this 1st day of August, 19 86.

Leonard H. Montgomery

Peggy Jo Ann Montgomery

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Paul G. Blankenship, a Notary Public in and for said County and State, the within named Leonard H. Montgomery, and wife, Peggy Jo Ann Montgomery

the bargainors, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 1st day of August, 19 86.

Paul G. Blankenship Notary Public

Commission Expires July 17, 1988

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

County aforesaid, personally appeared _____

_____

_____

with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

Witness my hand and official seal at _____, _____, this _____ day of _____, 19____.

_____ Notary Public

Commission Expires _____

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

RECEIVED OF _____

FOR _____ BOOK 6938 PAGE 924

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

37023.53- CHK
103.60 STATE
.50 CLERK
6.00 MISC
CHECK 110.10-
5942A08/04/86 BAL .0

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

280 1.5

IDENTIFICATION REFERENCE

AUG 4 3 12 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 279137