BOOK 7048 PAGE 811 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$52,833.70 X Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21st DAY OF November, 1986

Notary Public

MY COMMISSION EXPIRES: 5/13/89

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Harold Reeves, Attorney (NAME) 640 Spence Lane Nashville, Tn. 37217 (ADDRESS)

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Ricky J. Hurst and Patricia Ann Jackson (NAME) | Mid-States Mortgage Corporation (NAME) | Map 98-5 |
| 5101 Hunters Point (STREET ADDRESS OR ROUTE NUMBER) | 24901 Northwestern (STREET ADDRESS) | Par. 155 |
| Hermitage, TN 37076 (CITY) (STATE) (P. O. ZIP) | Southfield, MI 48075 (CITY) (STATE) (ZIP) | 04D-90849 |

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, Harry E. Ringler, Jr.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Ricky J. Hurst and Patricia Ann Jackson as tenants in common with right of survivorship

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. 55-A on the Zone Lot Division of Lots 54 and 55 on the Plan of Hunter's Point Subdivision of record in Book 6250, page 153, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

BEING part of the same property conveyed to Harry E. Ringler, Jr. by deed from Tim N. Taylor, unmarried, of record in Book 6481, page 336, Register's Office for Davidson County, Tennessee.

Grantee(s) hereby assume and agree to pay the mortgage held by Mid-States Mortgage Corporation of record in Book 6486, page 835, said Register's Office. The escrow account to be transferred to Grantee.

THIS conveyance subject to Restrictive Covenants of record in Book 3897, page 926, Book 3814, page 592, Book 6279, page 741, Book 6250, page 153 and Book 6207, page 609 and such easements and setback lines of record in Book 6250, page 153, said Register's Office and Charter of the Hunter's Point Homeowners Association, Inc. of record in Book 6256, page 294, said Register's Office.

6 6 4 1 6

IDENTIFICATION REFERENCE

Nov 24 12 35 PM '86

FELIX Z. WILSON JR REGISTER DAVIDSON COUNTY, TN

unimproved ( )
This is improved ( X ) property, known as 5101 Hunters Point (House Number) (Street) Hermitage, TN 37076 (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

11/24

Witness our hand this 21st day of November, 19 86

Harry E. Ringler, Jr. Mae V. Ringler

9503

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, The undersigned, a Notary Public in and for said County and State, the within named Harry E. Ringler, Jr. and Mae V. Ringler

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, Tennessee, this 21st day of November 19 86.

Commission expires 5/13/89

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 (their several oaths) acknowledged (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he ) 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

WARRANTY DEED

FROM

Harry E. Ringler, Jr.

TO

Ricky J. Hurst and
Patricia Ann Jackson

title escrow, inc.

suite 218
640 spence lane
nashville, tennessee 37217

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

RECEIVED OF _____

FOR _____

BOOK 7048 PAGE 813

CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TX - STATE TAX CONVEY
MO TX - STATE TAX MORT
PRFEE - PROBATE FEE

| DATE | SYMBOL | VALUATION | TAX AND FEES | TOTAL PAID |
|---|---|---|---|---|
| | | | 5283[illegible].79- CANT.<br>147.84 COTAX<br>.50 PRFEE<br>6.00 MDEED | |
| 956331 | 11/24/86 | BAL | CHECK | 104.34- |
| | | | | .0 |

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

66416

IDENTIFICATION REFERENCE

Nov 24 12 35 PM '86

FELIX Z. WILSON CT REGISTER
DAVIDSON COUNTY, TN

No. 15442