BOOK 7100 PAGE 933

8 1 6 3 7

Mail

THIS INSTRUMENT PREPARED BY:
DEAN ROBINSON, ATTORNEY
225 Lebanon Road - Box 425
Mt. Juliet, TN 37122

IDENTIF REFERENCE

ADDRESS NEW OWNER:
Charles A. Paul, et ux
1010 Birdsall
Old Hickory, TN 37138

MORTGAGEE:
Norwest Mortgage
3451 Hammond Avenue
Waterloo, Iowa 50704

JAN 8. 1 58 PM '87
FILED & RECORDED
DAVIDSON COUNTY, TN

SEND TAX BILLS:
-Mortgagee-

MAP-PARCEL:
Map 44-15

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN ($10.00) DOLLARS, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged I, **Betsy Howell Hughes** hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto **Charles A. Paul and wife, Darinda R. Paul,** hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in the County of Davidson, State of Tennessee, described as follows, to wit:

> Being Lot No. 47 of Section "B" on the Plan of E. I. DuPont de Nemours and Company's Subdivision, as of record in Book 1424, page 67, Register's Office for Davidson County, Tennessee, to which reference is here made for a more complete description.
>
> Being the same property conveyed to Betsy Howell Hughes by virtue of a deed from Mary B. Nees as of record in Book 7052, page 398, Register's Office for Davidson County, Tennessee.
>
> Kenneth Hughes, spouse of Betsy Howell Hughes, joins in this conveyance to convey any marital interest he may have in said property.

This is improved property known as 1010 Birdsall, Old Hickory, TN 37138.

This conveyance is made subject to all restrictions and easements of record, or which a visual inspection of the property would reveal, including easements, covenants and conditions as shown on the Plan of record in Plat Book 1424, page 67, Register's Office for Davidson County, Tennessee.

Property taxes for the current year have been settled between the parties and will be paid by the Grantor.

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 31st day of December, 1986.

Betsy Howell Hughes
BETSY HOWELL HUGHES

Kenneth Hughes
KENNETH HUGHES

STATE OF TENNESSEE)
COUNTY OF WILSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Betsy Howell Hughes and husband, Kenneth Hughes,** 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 Warranty Deed for the purposes therein contained.

Witness my hand and official seal at Mt. Juliet, Tennessee, this 31st day of December, 1986.

Michelle H. Crisp
NOTARY PUBLIC

My Commission Expires: 6-18-90

STATE OF TENNESSEE)
COUNTY OF WILSON)

The actual consideration or value, whichever is greater for this transfer is $60,500.00.

AFFIANT

Subscribed and sworn before me
this 31st day of December, 1986.

Michelle H. Crisp
NOTARY PUBLIC

My Commission Expires: 6-18-90

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

60[illegible] 2- [illegible]
169.40 [illegible]
.50 [illegible]
6.00 [illegible]
[illegible] 175.90-
08[illegible]/86/87 3W .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

8 1 6 3 7.

IDENTIFICATION REFERENCE

JAN 8 1 58 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 32413