THIS INSTRUMENT PREPARED BY:
Joseph B. Pitt, Jr., Attorney
First American Center
Nashville, Tennessee 37238
00253138

B0435

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Kevin C. Temple (NAME)	Home Savings of America, F. (NAME)	Map 159
5452 Granny White Pike (STREET ADDRESS OR ROUTE NUMBER)	P. O. BOX 7075	PARCEL 50 & 51
Bretnwood, TN 37027 (CITY) (STATE) (ZIP)	PASADENA, CA 91109 (STREET ADDRESS) (CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100----------$10.00---------- *Dollars,*

Cash in hand paid by Kevin C. Temple and other good and valuable considerations accepted as cash the receipt of all of which is hereby acknowledged,

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Wayne C. Hovey and wife, Sally L. Hovey

~~Kevin C. Temple~~

have this day bargained and sold, and do hereby transfer and convey unto the said _____

_____ *the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Two tracts or parcels of land in Davidson County, Tennessee described as follows to-wit:

TRACT NO. 1:

A tract in the Seventh (7th) formerly the Eleventh (11th) Civil District of Davidson County, Tennessee being Lot No. 10 on the Map of the property of Robert H. DeMoss, being a subdivision of a 69-acre tract, and described according to a copy of a survey made by Lewis D. Justice, Surveyor, April 30, 1947, as follows:

Beginning at a point in the center line of Granny White Pike, at the common corner of Lots No. 9 and 10; thence with the line between said lots South 86 deg. 11' East 597.4 feet to a point at a stake; thence South 2 deg. 17' West 215.1 feet to a stake, the corner of Lots No. 10 and 11; thence with the line between said lots, North 86 deg. 11' West 603.6 feet to the center of Granny White Pike; thence with the center line of same, North 3. deg. 49' East 215 feet to the beginning.

TRACT NO. 2:

STATE OF TENNESSEE
COUNTY OF ~~DAVIDSON~~ WILLIAMSON

The actual consideration or value whichever is greater, for this transfer is $ 214,000.00

Subscribed and sworn to before me this the 13th *day of* January 19 87

Affiant

My commission expires: 7/18/87 *(Affix Seal)*

Notary Public

unimproved ( )
This is improved ( ) property, known as 5452 GRANNY WHITE PIKE, BRENTWOOD, TN 37027
(House Number) (Street) P.O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

Whenever 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 13th *day of* January *19* 87 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Wayne C. Hovey

Wayne C. Hovey

Sally L. Hovey

Sally L. Hovey

01/14 SCS.7 CHECK

STATE OF TENNESSEE
COUNTY OF ~~DAVIDSON~~ WILLIAMSON

Personally appeared before me the undersigned, *a Notary Public in and for said County and State* Wayne C. Hovey and wife, Sally L. Hovey

the within named bargainor S, *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 BRENTWOOD, *Tennessee, this* 13th *day of* January, *19*87

Commission expires 7/18/87 *Notary Public*

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, *a Notary Public of the State and 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* _____ *self to be* _____ *of the* _____, *the within named bargainor, a corporation, and that* _____ *he as such* _____ *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* _____ *self as* _____.

Witness my hand and seal at office in _____, *this* _____ *day of* _____, *19*____

_____ *Notary Public*

Commission expires _____

8 3 4 0 4

IDENTIFICATION REFERENCE

JAN 14 8 36 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

EXHIBIT "A"

Land in the Seventh (7th) Civil District of Davidson County, Tennessee being the easterly part of Lot No. 11 on the Map of the property of Robert H. DeMoss, a subdivision of a 69-acre tract, and described according to a survey made by Lewis D. Justice, Surveyor, April 30, 1947, and being Lot No. 11-B on a survey made by Stanford and Associates, Inc., dated May 7, 1973, which is more particulaly described as follows:

Beginning at an iron stake 364.78 feet along a line between Lots No. 11 and 12 from the center of Granny White Pike; thence from this stake along a line separating Lots 11-B and 12 South 86 deg. 1' 55" East 272.65 feet to an iron stake in the corner line fence now owned by Davis; thence along this line North 1 deg. 20' 15" East 242.01 feet to an iron stake; thence along this line separating Lots No. 10 and 11-B North 86 deg. 47' 10" West 255.5 feet to an iron stake, which iron stake is located 371.43 feet from the center line of Granny White Pike; thence from this stake along a line separating Lots 11-A and 11-B South 5 deg. 25' 30" West 238.52 feet to the point of beginning.

Being the same property conveyed to Wayne C. Hovey and wife, Sally L. Hovey by deed from John E. Waller and wife, Camelle Cheek Waller of record in Book 5573 page 374 Register's Office of Davidson County, Tennessee.

Commonly knowns as 5452 Granny White Pike, Brentwood, Tennessee 37027

WARRANTY DEED

FROM

TO

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238

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

[illegible] CAMT.
590.20 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 605.70-
[illegible]4/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

83404

IDENTIFI REFERENCE

JAN 14 8 36 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No34445