PREPARED BY
CHARLES H. BEATY
ATTORNEY AT LAW
618 MAIN TITLE BLDG
P. O. BOX 1273
GALLATIN, TENNESSEE 37066

MORTGAGEE:

_____

_____

_____

Send Tax Bills To and
ADDRESS OF NEW OWNERS:

Truman Stearnes
P.O. Box 454 Portland, Tn.

Map 94-2 par. 202 3.5
MAP-PARCEL NO:

WARRANTY DEED

BOOK 7150 PAGE 115

FOR AND IN CONSIDERATION of the sum of TEN ($10.00) DOLLARS, cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable considerations, WE, E. K. HOOVER and wife, MAGGIE STEARNES HOOVER, have this day bargained and sold and by these presents do hereby transfer and convey unto TRUMAN STEARNES, single, his heirs and assigns, forever, the following described tract or parcel of land in Davidson County, Tennessee, to-wit:

BEING the westerly 50 feet of lots Nos. 87 and 88 on the Plan of the United Electric Railway Company's Addition, as of record in Book 161, Page 8, Register's Office for said County.

SAID part of lots Nos. 87 and 88 fronts 50 feet on the northerly side of Sevier Street and runs back between parallel lines with the easterly margin of South 19th Street, 100 feet to a dead line.

BEING the property conveyed to E. K. Hoover and wife, Maggie Stearnes Hoover by deed dated 2/18/60 from Lillie Stearnes Outen of record in Book 3029, Page 571, Register's Office of Davidson County, Tennessee.

THIS DEED IS BEING PREPARED FROM INFORMATION FURNISHED BY GRANTORS HEREIN AND NO EXAMINATION OF THE PUBLIC RECORDS IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE, HAS BEEN MADE TO DETERMINE OWNERSHIP OR STATUS OF TITLE.

TO HAVE AND TO HOLD said tract or parcel of land together with all the improvements thereon and the appurtenances thereunto belonging unto the said GRANTEE, his heirs and assigns, in fee simple, forever.

AND WE DO COVENANT with the said GRANTEE that we are lawfully seized and possessed of said property, that we have a good and lawful right to sell and convey the same, and that it is free from any lien or encumbrance whatsoever, EXCEPT restrictions and limitations of record, all visible easements, and 1987 real estate

taxes.

AND WE DO FURTHER COVENANT and bind ourselves, our heirs and legal representatives, to warrant and forever defend the title thereto against the lawful claims and demands of all persons whomsoever.

BOOK 7150 PAGE 116

IN TESTIMONY WHEREOF, we have hereunto set our hands this the 10th day of January, 1987.

E. K. Hoover
E. K. HOOVER

Maggie Stearnes Hoover
MAGGIE STEARNES HOOVER

STATE OF TENNESSEE
COUNTY OF DAVIDSON

PERSONALLY appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, the within named bargainors, E. K. HOOVER and wife, MAGGIE STEARNES HOOVER, with whom I am personally acquainted and who acknowledged that they executed the within instrument for the purpose therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this the 10th day of January, 1987.

Barbara Andrews
NOTARY PUBLIC

My Commission Expires: 11/12/90.

STATE OF TENNESSEE
COUNTY OF _____

I hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $7500.00.

Maggie Stearnes Hoover
AFFIANT

SUBSCRIBED and sworn to before me this the 27th day of ~~January,~~ February 1987.

L Chandler Dep Reg
~~NOTARY~~ PUBLIC

My ~~Commission~~ Expires: ____/____/____.

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

RECEIVED OF _____

FOR _____

BOOK 7150 PAGE 117

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

750[illegible].00- CAMT.
21.00 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 27.50-
554[illegible]/28/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

9.8.2.5.6.

IDENTIFICATION REFERENCE

FEB 27 1 41 PM '87

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 50799