This instrument was prepared from information supplied by client; Nashville

WARRANTY DEED

BOOK 7158 PAGE 189

RETURN TO:
JIM WALTER HOMES, INC.
P. O. BOX 22601
TAMPA, FLORIDA 33622

FROM
WILLIAM P. HULAN AND WIFE, FRANCES E. HULAN

ADDRESS NEW OWNER(S) AS FOLLOWS:	PROPERTY OWNER NAME
William Dean Hulan Jr. et ux	William Dean Hulan Jr.
SEND TAX BILLS TO: 7494 Charlotte Pk. Nashville, TN. 37209	ADDRESS 7494 Charlotte Pk. Nashville, TN. 37209 MORTGAGEE: JIM WALTER HOMES, INC. P. O. BOX 22601, TAMPA, FL 33622
PREPARED BY: DOAK & HOLLAND ATTORNEYS 2740-A OLD LEBANON RD NASHVILLE TN 37214	MAP-PARCEL NOS: 114 P/O Par 54 Jo

{STATE OF TENNESSEE COUNTY OF Davidson }

THE ACTUAL CONSIDERATION, OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 1,000.00 Affiant J B Smith

SUBSCRIBED AND SWORN TO BEFORE ME THIS 12-10 DATE 87

Jane Carr NOTARY PUBLIC

MY COMMISSION EXPIRES AT LARGE 11-25-89

AFFIX SEAL

FOR AND and IN CONSIDERATION OF the sum of Ten Dollars ($10.00) DOLLARS and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged.

WILLIAM P. HULAN AND WIFE, FRANCES E. HULAN

GRANTOR(S) have (has) bargained and sold, and by these presents do(es) transfer and convey unto the said

WILLIAM DEAN HULAN JR. AND WIFE, KIMBERLY KAY HULAN

their (his, her, its) heirs, successors and assigns,

a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

LAND in the 8th Civil District of Davidson County, Tennessee, described as follows:

BEGINNING at a point in the east margin of a 15 foot ingress and egress easement of record in Book 7131, Page 316, Register's Office for Davidson County, Tennessee, said point being S 04° 09' W, 175 feet, more or less, from the south edge of an existing 15 foot road; thence S 84° 30' E, 100 feet, more or less, to a point in the east boundary of the William P. Hulan property of which this is a portion; thence with said Hulan's line S 03° 03' W, 87.0 feet to a point; thence N 84° 30' W, 105.0 feet, more or less, to a point in the east margin of said 15 foot ingress and egress easement; thence with said margin N 04° 09' E, 87.0 feet to the point of beginning, containing 0.21 acres, more or less.

BEING a portion of the same property conveyed from Charles A. Hulan, Ernest E. Hulan and Mrs. Emma Hinson Hulan, widow of Archie B. Hulan deceased to William P. Hulan of record in Book 2042, Page 523, Register's Office for Davidson County, Tennessee.
The said William P. Hulan has conveyed such interest as to establish an estate by the entirities to his wife Frances E. Hulan by deed of record in Book 2104, Page 155, Register's Office for Davidson County, Tennessee.

03/0 9.30- CHEC

3277

unimproved ( )
This is improved ( ) property, known as ..... (Number / Street / City / State / 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 WILLIAM DEAN HULAN AND WIFE, KIMBERLY KAY HULAN THEIR ..... heirs, successors and assigns, forever.

AND WE ..... do covenant with the said WILLIAM DEAN HULAN AND WIFE, KIMBERLY KAY HULAN ..... 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 except of record.

AND WE .....

do(es) further covenant and bind OURSELVES AND OUR ..... heirs and representatives, to WARRANT and forever defend the title to the said land to the said WILLIAM DEAN HULAN AND WIFE, KIMBERLY KAY HULAN, THEIR ..... heirs successors and assigns against the lawful claims of all persons whomsoever.

WITNESS OUR hand S this 13 day of FEBRUARY, 1987

WILLIAM P. HULAN: William P Hulan

FRANCES E. HULAN: Frances E. Hulan

{STATE OF TENNESSEE; COUNTY OF DAVIDSON} (Individual Acknowledgment)

Personally appeared before me, the undersigned, a Notery Public in and for said County and State, the within named William P. Hulan and wife, Frances E. Hulan

the bargainer(s), with whom I am personally acquainted, and acknowledged that they (he, she) executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville (City) Tenn. (State)

this 13 day of FEBRUARY 1987

11-25-89 (Comission Expires) Jane Cope (Notary Public)

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

(AFFIX SEAL)

{STATE OF ....; COUNTY OF ....} (Corporate Acknowledgment)

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared ..... with whom I am personally acquainted, and who, upon oath, acknowledged ..... self to be (Title) ..... of the ....., a corporation, the within named bargainer, and that ..... he as such (Title) ..... being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by ..... self as (Title) .....

WITNESS my hand and seal, office in CITY: ..... STATE: .....

this ..... day of ..... 19.....

..... (Notary Public)
Commission Expires

(AFFIX SEAL)

0072

IDENTURE RECORDED
MAR 5 2 11 PM '87
FELIX Z. WILSON-IT REGISTER
DAVIDSON COUNTY TN

RETURN TO:
JIM WALTER HOMES, INC.
P. O. BOX 22601
TAMPA, FLORIDA 33622

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

RECEIVED OF _____

FOR _____

BOOK 7158 PAGE 191

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.
2.00 STAX
.50 PRFEE
6.00 MTG TX
CHK 9.30-
CK# [illegible]/05/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0 0 7 2 2

IDENTIF. REFERENCE

MAR 5 2 11 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 53482