BOOK 7184 PAGE 285

FILE BOX 45

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 115,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20th DAY OF March IN 87

Notary Public

MY COMMISSION EXPIRES 9/7/89

(AFFIX SEAL)

**THIS INSTRUMENT WAS PREPARED BY**

RICHARD A. NORTHCUTT - 1161 Murfreesboro Road - Suite 340 - Nashville, TN 37217

NAME ADDRESS

| ADDRESS NEW OWNER(S) AS FOLLOWS | SEND TAX BILLS TO | MAP PARCEL NUMBERS |
|---|---|---|
| David C. Hooven (NAME) | First Union Mortgage Corporation (NAME) | Map 73-16 |
| 2525 Stones River Court (STREET ADDRESS OR ROUTE NUMBER) | P. O. Box 18109 (STREET ADDRESS) | Parcel 73 |
| Nashville, TN 37214 (CITY) (STATE) (P.O. ZIP) | Raleigh, NC 27619 (CITY) (STATE) (ZIP) | 3DZ-46958 |

FOR AND 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, Joseph W. Justiss, Jr. and wife, Phyllis Jean Justiss

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO David C. Hooven and wife, Anna P. Hooven

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. 5 on the Plan of Two Rivers Subdivision, of record in Plat Book 3600, page 65, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to Joseph W. Justiss, Jr. and wife, Phyllis Jean Justiss, by deed from Dewitt George Belton, Jr. and wife, Linda Northern Belton, of record in Book 5637, page 618, said Register's Office.

This conveyance is subject to Restrictive Covenants of record in Book 2016, Page 1; Book 2240, page 265; Book 3793, page 125, Register's Office for said County.

08982

IDENTIFICATION REFERENCE

MAR 30 9 08 AM '87

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

This is unimproved (XX) improved ( ) property known as 2525 Stones River Court, Nashville, TN 37214
(House Number) (Street) (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 heir 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 hand this 20th day of March 19 87

Phyllis Jean Justiss

Joseph W. Justiss, Jr.

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STATE OF Texas
COUNTY OF Tarrant

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Joseph W. Justiss, Jr. and wife, Phyllis Jean Justiss, the bargainor, 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 Fort Worth, Texas, this 20th day of March, 19 87.

My commission expires: 9-22-90

Helen R. Hubbard
Notary Public

STATE OF TENNESSEE
COUNTY OF

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 (his oath/their several oaths) acknowledged (himself/themselves) to be the _____ and _____ respectively of the within named bargainor, and corporation, and that (he) as such (they) and _____ being authorized so to do, execute 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 _____.

(or proved to me on the basis of satisfactory evidence)

Witness my hand and official seal at office at _____, on this the _____ day of _____, 19_____.

My commission expires _____

_____
Notary Public

WARRANTY DEED

FROM

Joseph W. Justiss, Jr.
Phyllis Jean Justiss

TO

David C. Hooven
Anna P. Hooven

RETURN TO:

METROPOLITAN ESCROW, INC.
1161 Murfreesboro Road
Suite 340
Nashville, TN 37217

RICHARD A NORTHCUTT
ATTORNEY AT LAW
1161 Murfreesboro Road
Suite 316
Nashville, TN 37217

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

RECEIVED OF _____

FOR _____ BOOK 7184 PAGE 287

| | | |
|---|---|---|
| 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] AMT.
325.00 STAX
.50 [illegible]
6.00 MORT
CHECK 329.50-
[illegible] SAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

08982

IDENTIF. REFERENCE

MAR 30 9 08 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 62716