WARRANTY DEED

BOOK 7213 PAGE 16

Prepared by: PHILLIPS & INGRUM
117 E. MAIN ST., SUITE A, GALLATIN, TN

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
JAMES D. HUGHEY	same	96-14
(NAME)	(NAME)	
204 Donelson Hills Dr.		135
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tn. 37214		
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

Mail

FOR AND IN 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, CHARLES H. STEWART and wife, CLAUDIA S. STEWART

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JAMES D. HUGHEY

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN SUMNER COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

Land in Davidson County, Tennessee, being Lot No. 26 on the Map of Happy Acres Subdivision, of record in Book 2331, page 63, Register's Office for Davidson County, Tennessee.

Said Lot No. 26 fronts 125 feet on the north side of Allen Road and runs back 178.2 feet on the east line and 181.5 feet on the west line to a dead line, measuring 125 feet thereon.

Being that same property conveyed to Charles H. Stewart and wife, Claudia S. Stewart by Warranty Deed dated October 8, 1984 from James D. Hughey of record in Deed Book 6483, page 53, Register's Office for Davidson County, Tennessee.

18227

SCIENTIFIC RESEARCH INC.
APR 23 11 37 AM '87
SUMNER COUNTY, TENN.

unimproved ( )
This is improved (X) property, known as 904 Allen Road, 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 heirs and assigns, forever; and we do convenant 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 convenant 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 S this 2ND day of February 19 86

Charles H. Stewart
CHARLES H. STEWART

Claudia S. Stewart
CLAUDIA S. STEWART

STATE OF TENNESSEE
SUMNER COUNTY
REAL ESTATE TRANSFER TAX
APR 23 1987
$ EXEMPT

STATE OF TENNESSEE
SUMNER County

BOOK 7213 PAGE 17

. Personally appeared before me, Rex M. Turner, a Notary Public in and for said County and State, the within named CHARLES H. STEWART and wife, CLAUDIA S. STEWART

the bargainor S, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this 2nd day of February, 19 86

Commission expires 7-17-88

Rex M. Turner
Notary Public

STATE OF TENNESSEE
County

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

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

My commission expires _____

_____
Notary Public

STATE OF TENNESSEE
County of SUMNER

FORM 11-77

The actual consideration or value, whichever is greater, for this transfer is $ 49,654.07

James D. Hughey
Affiant

Subscribed and sworn to before me, this the 2nd day of February, 19 86

Rex M. Turner
Notary Public

My commission expires 7-17-88

(AFFIX SEAL)

WARRANTY DEED

FROM
CHARLES H. STEWART and wife,
CLAUDIA S. STEWART

TO
JAMES D. HUGHEY

Prepared by:
PHILLIPS & INGRUM
117 E. MAIN STREET
SUITE A
GALLATIN, TN 37066
(615) 452-8030

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

RECEIVED OF _____

FOR _____

BOOK 7213 PAGE 18

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

49654.07- CAMT.?
139.26 CSTAX
.50 PRFEE
16.00 WDEED
CHECK 145.76-
8320X04/23/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

18227

IDENTIFICATION REFERENCE

APR 23 11 37 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 73078