PREPARED BY:
Hunter Short, Attorney
323 Union Street
Nashville, TN 37201
615/255-7496

Box 21

WARRANTY DEED

BOOK 7280 PAGE 818

New Owner:	Send Tax Bills To:	Map & Parcel No.:
Lorene Koonts Ferree 3008 Hobbs Rd Nashville Tn 37215	Same	Map 131-1 Parcel 001

FOR AND IN CONSIDERATION of the sum of One Hundred Seventy-five Thousand ($175,000.00) Dollars cash in hand paid by the hereinafter named grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, Hobbs Corporation, hereinafter called the grantor, has bargained and sold, and by these presents does transfer and convey unto Lorene Koonts Ferree, hereinafter called the grantee, her successors and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 1 on the Plan of Windemere Planned Unit Development Phase I together with a common interest in open areas of roadways therein, as of record in Book 6900, page 45, Register's Office for Davidson County, Tennessee, to which reference is here made for a complete description.

Being part of the same property conveyed to Hobbs Corporation by deeds of record in Book 6826, page 54, Book 6702, page 765, and Book 6683, page 634, said Register's Office.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said grantee, her heirs and assigns, forever; and the grantor does covenant with the said grantee that it is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, except for 1987 real property taxes which grantee assumes and agrees to pay; and it further covenants and binds itself, its successors and assigns, to warrant and forever defend the title to the said land to the said grantee, her 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 hands this 25th day of June, 1987.

Hobbs Corporation

By: Jack H. Hobbs
President

STATE OF TENNESSEE
JUN 29 1987
REGISTER'S OFFICE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared Jack H. Dalton, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the President of Hobbs Corporation, the within named bargainor, a corporation, and that he, as such officer, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by himself a such officer.

WITNESS my hand and official seal at Nashville, Tennessee, this 25th day of June, 1987.

Margaret O. Rhea
Notary Public
My Commission expires: 9-11-90

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $175,000.00.

Lorene K. Perre
Affiant

Sworn to and subscribed before me this 25th day of June, 1987.

Margaret O. Rhea
Notary Public
My Commission expires: 9-11-90

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 7280 PAGE 829

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
			175000.00-	CAMA
			490.00	CSTAX
			.50	MSTAX
		VD	.50-	MSTAX
			.50	PRFEE
			6.00	MDEED
			CHECK	496.50-
			41087A06/29/87 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

4070b

IDENTIFI REFERENCE

Jan 29 [illegible] 87

[illegible]

No. 98378